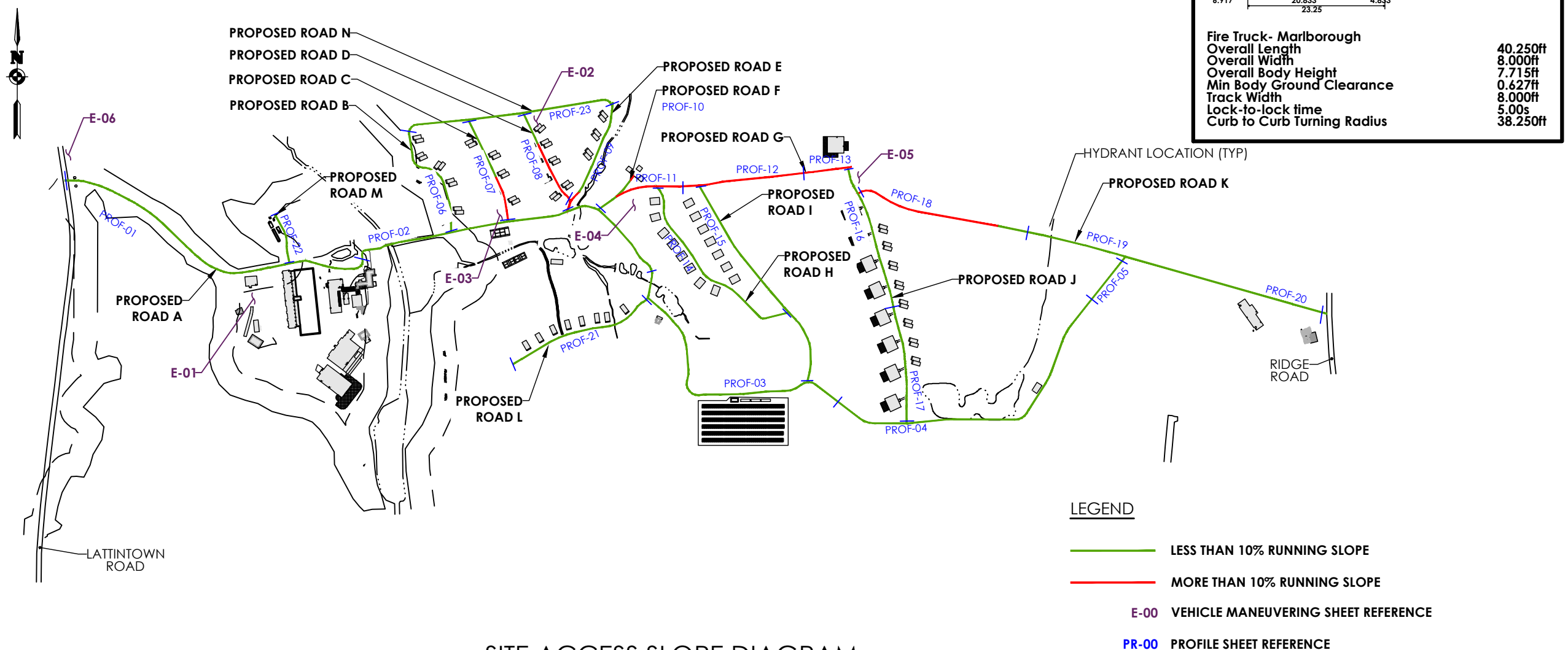


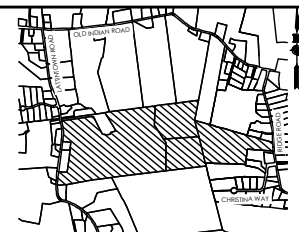
CIVIL PLAN SUPPLEMENT: FIRE ACCESS & ROADWAY DESIGN

TOWN OF MARLBOROUGH, ULSTER COUNTY, NEW YORK

P.N. 20233707.0001



SITE ACCESS SLOPE DIAGRAM
SCALE: 1" = 500'



TOWN of MARLBOROUGH
LOCATION SKETCH
N.T.S.

MARLBOROUGH RESORT
COVER SHEET

Drawn By: MP

Date: August 2024



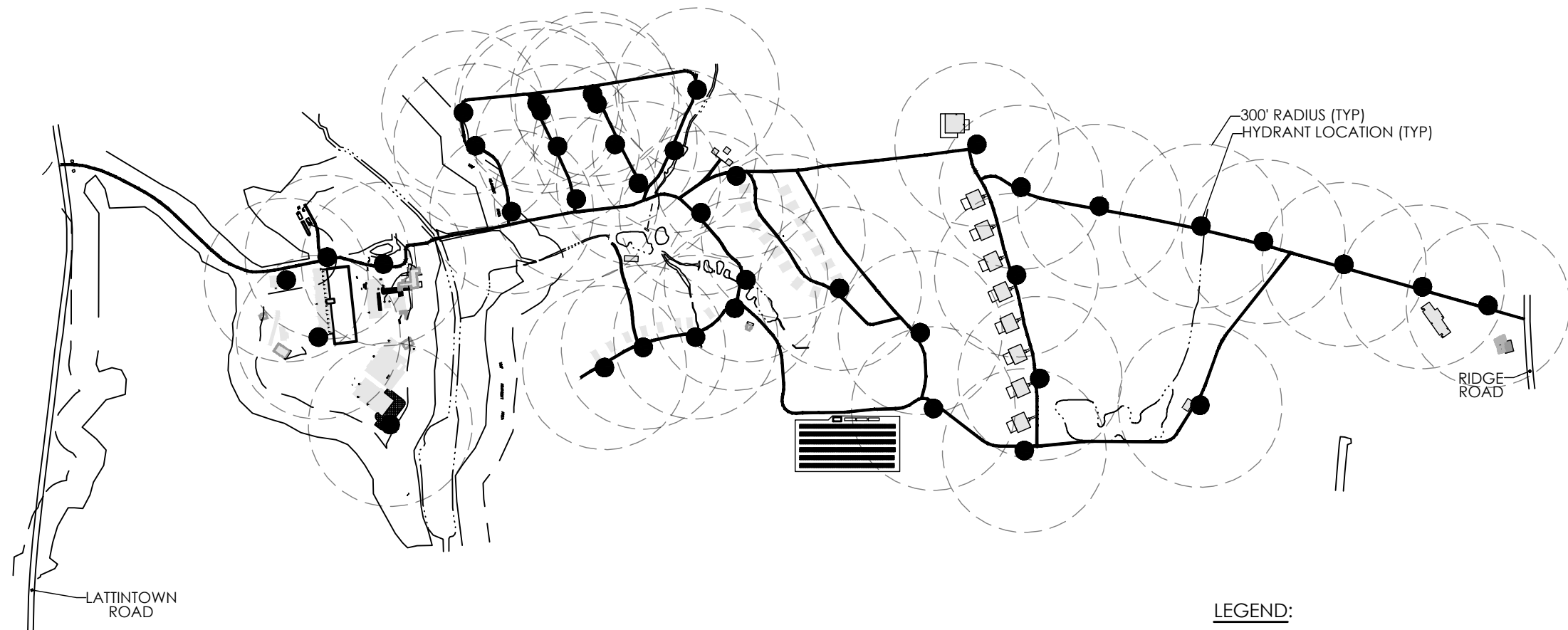
PASSERO ASSOCIATES
engineering architecture

6 Front Street, 2nd Floor
Newburgh, NY 12550

Client: Marlborough Resort LLC
100 Rind Rd West
Garden City, NY 11530, Suite 101

Project Number: 20233707.0001

Scale: 1"=500' Sheet No: G 001



HYDRANT COVERAGE DIAGRAM
ROAD PROFILES INDEX
SCALE: 1" = 500'



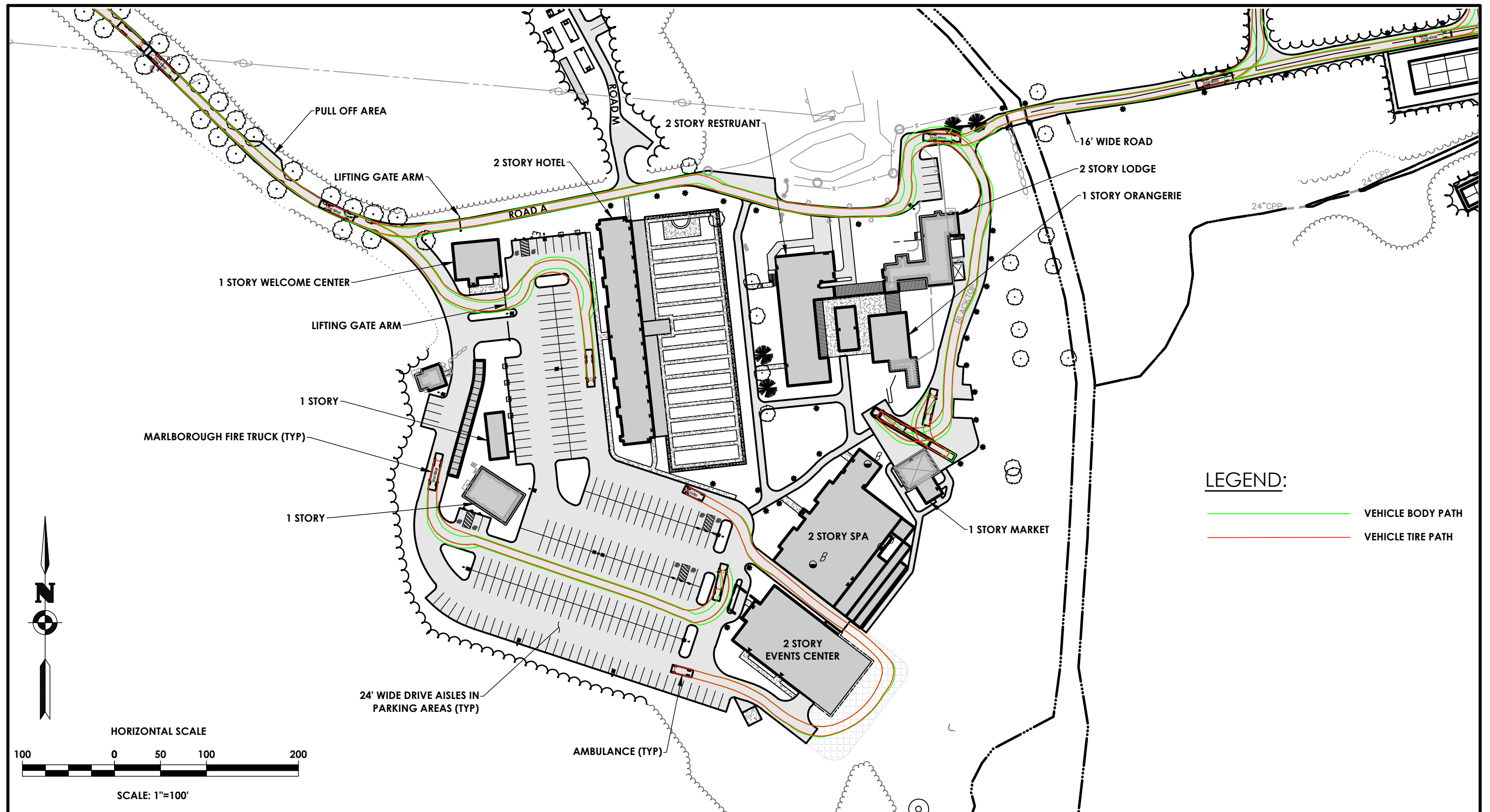
TOWN of MARLBOROUGH
LOCATION SKETCH
N.T.S.

MARLBOROUGH RESORT
HYDRANT FIGURE

Drawn By: MP Date: August 2024

PA PASSERO ASSOCIATES
engineering architecture
6 Front Street, 2nd Floor
Newburgh, NY 12550

Client: Marlborough Resort LLC
100 Rind Rd West
Garden City, NY 11530, Suite 101
Project Number: 20233707.0001
Scale: 1"=500' Sheet No: G 002



TOWN of MARLBOROUGH
LOCATION SKETCH
N.T.S.

MARLBOROUGH RESORT VEHICLE MANEUVERING PLAN

Drawn By: MP

Date: August 2024



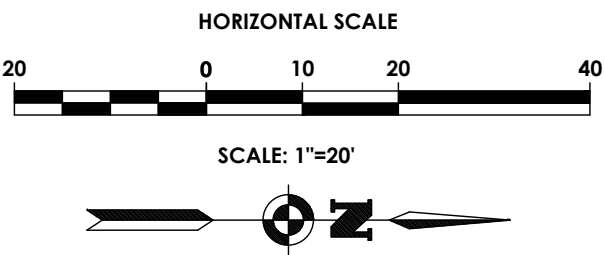
PASSERO ASSOCIATES
engineering architecture

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Newburgh, NY 12550

Client: Marlborough Resort LLC
100 Rind Rd West
Garden City, NY 11530, Suite 101

Project Number: 20233707.0001

Scale: Sheet No: E-01

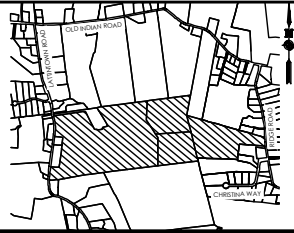


ROAD N
16' WIDE

ROAD N

ROAD D
16' WIDE

2-STORY CABIN
1-STORY CABIN



TOWN of MARLBOROUGH
LOCATION SKETCH
N.T.S.

MARLBOROUGH RESORT
VEHICLE MANEUVERING PLAN

Drawn By: MP Date: August 2024



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Newburgh, NY 12550

Client: Marlborough Resort LLC
100 Rind Rd West
Garden City, NY 11530, Suite 101

Project Number: 20233707.0001

Scale: Sheet No: E-02



TOWN of MARLBOROUGH
LOCATION SKETCH
N.T.S.

MARLBOROUGH RESORT
VEHICLE MANEUVERING PLAN

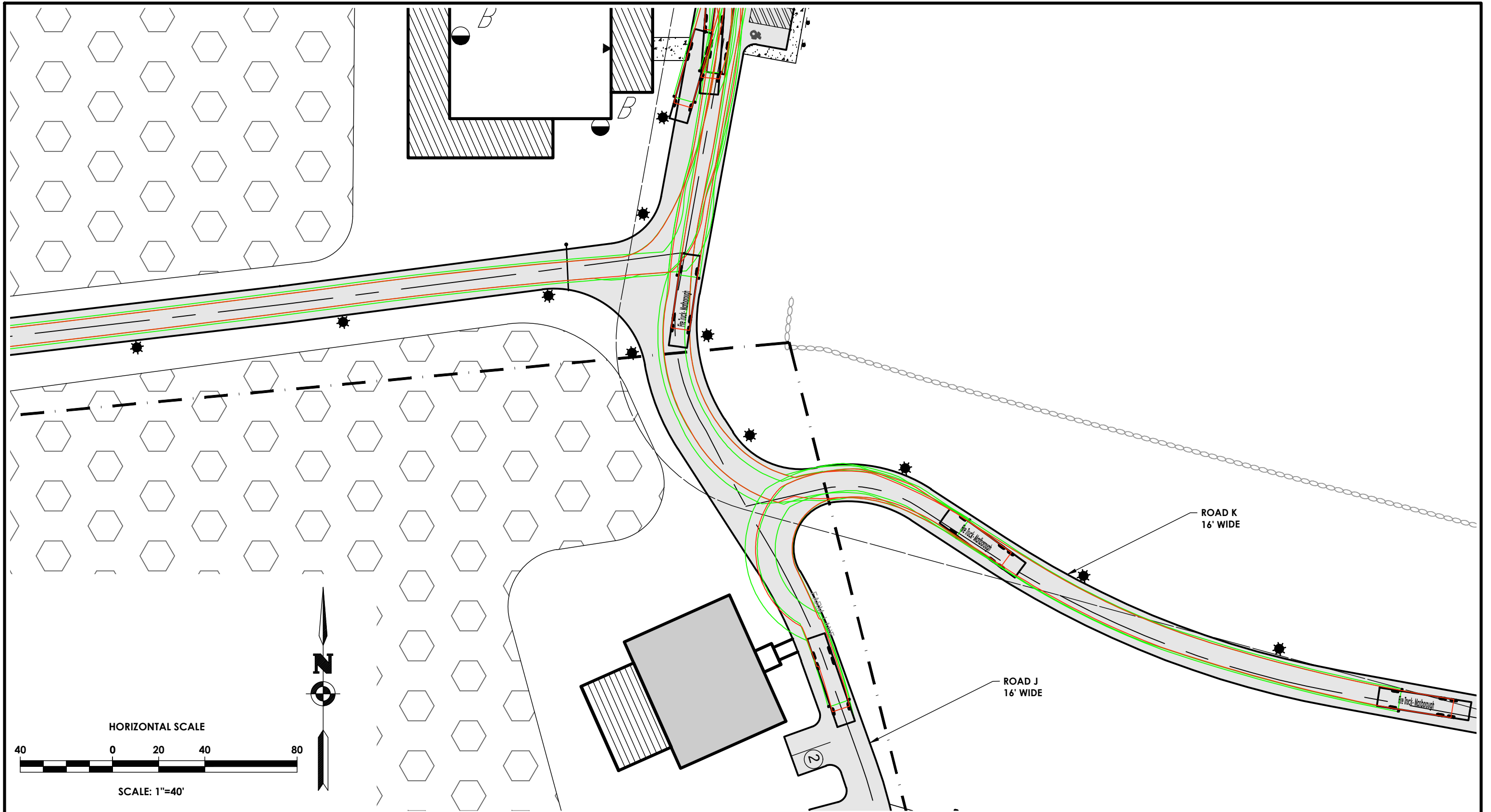
Drawn By: MP Date: August 2024



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Newburgh, NY 12550

Client: Marlborough Resort LLC 100 Rind Rd West Garden City, NY 11530, Suite 101	
Project Number: 20233707.0001	
Scale:	Sheet No: E-04



TOWN of MARLBOROUGH
LOCATION SKETCH
N.T.S.

MARLBOROUGH RESORT
VEHICLE MANEUVERING PLAN

Drawn By: MP

Date: August 2024

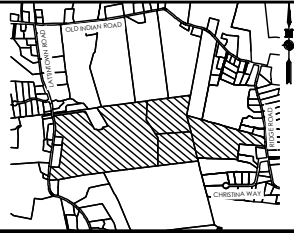
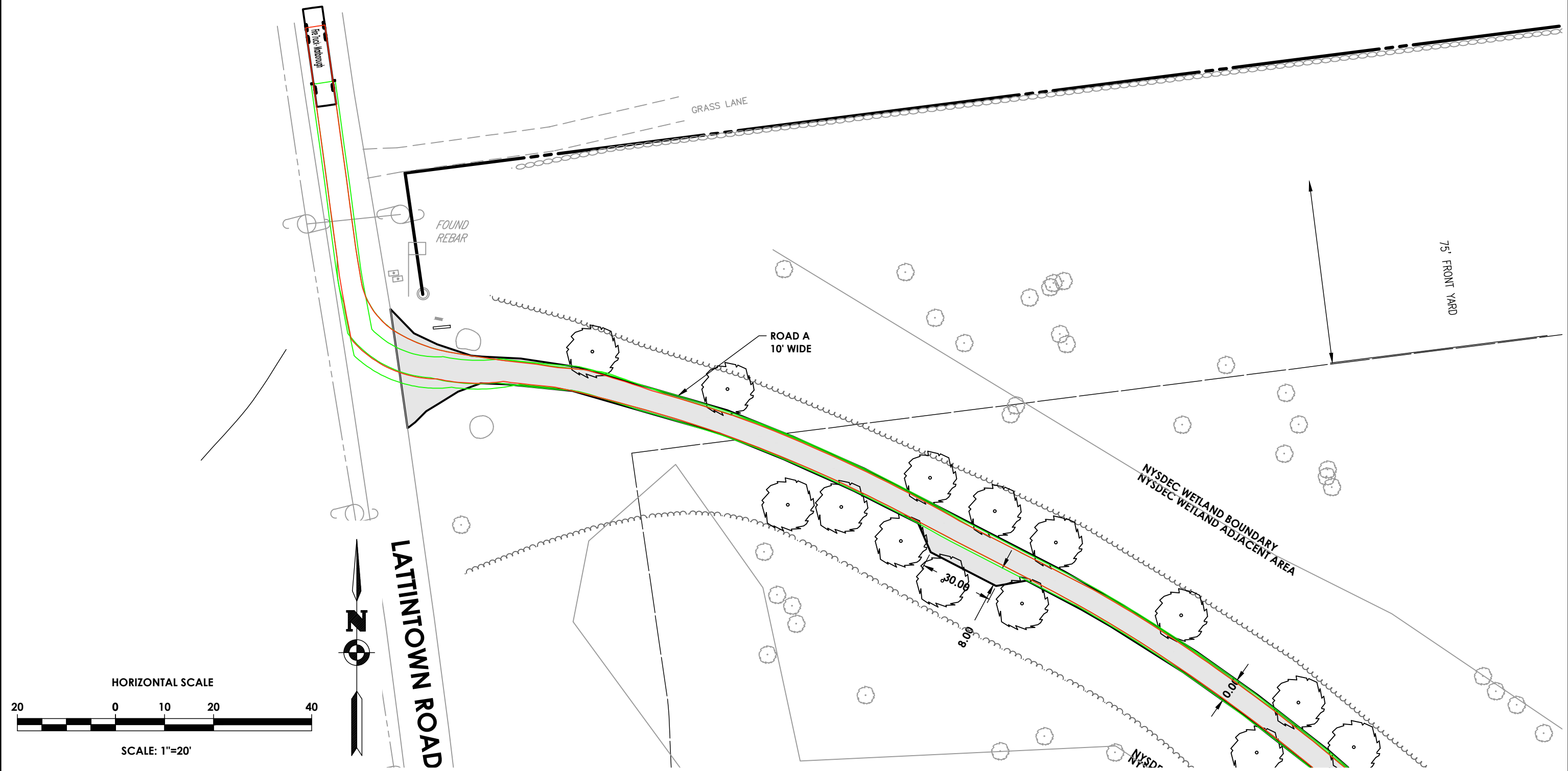


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Newburgh, NY 12550

Client:	Marlborough Resort LLC 100 Rind Rd West Garden City, NY 11530, Suite 101
Project Number:	20233707.0001
Scale:	Sheet No: E-05

SBL: 102.4-3-1
FM 21-104



TOWN of MARLBOROUGH
LOCATION SKETCH
N.T.S.

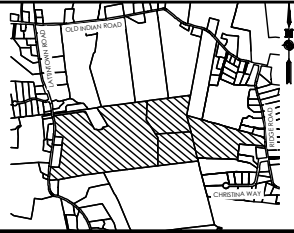
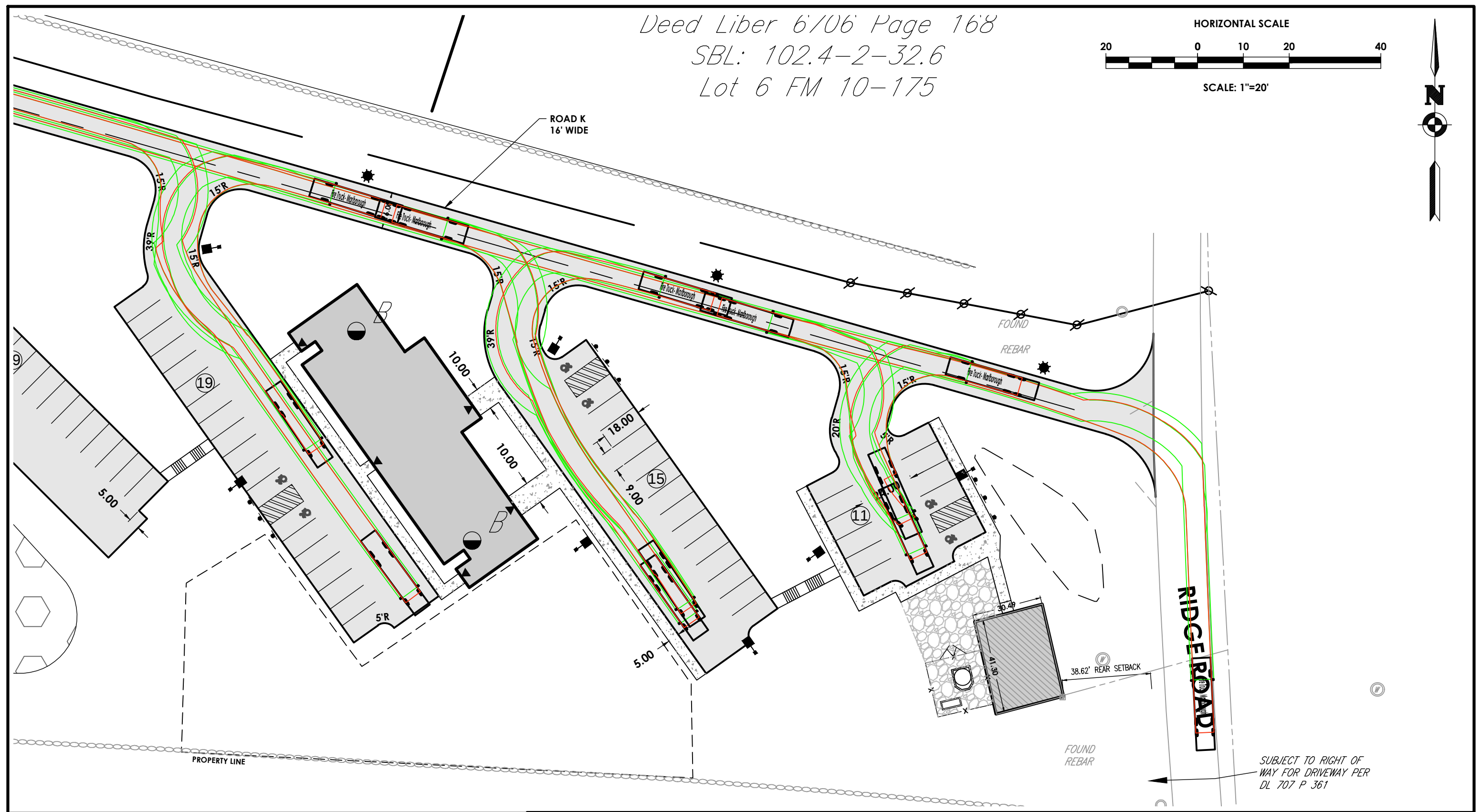
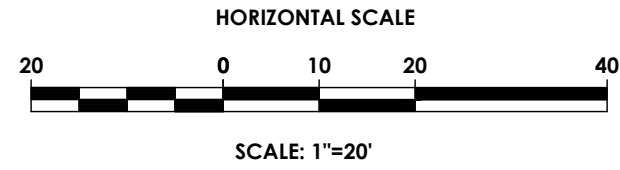
MARLBOROUGH RESORT
VEHICLE MANEUVERING PLAN

Drawn By: MP Date: August 2024

PA PASSERO ASSOCIATES
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6 Front Street, 2nd Floor
Newburgh, NY 12550

Client: Marlborough Resort LLC 100 Rind Rd West Garden City, NY 11530, Suite 101	
Project Number: 20233707.0001	
Scale:	Sheet No: E-06

Deed Liber 6/06 Page 168
SBL: 102.4-2-32.6
Lot 6 FM 10-175



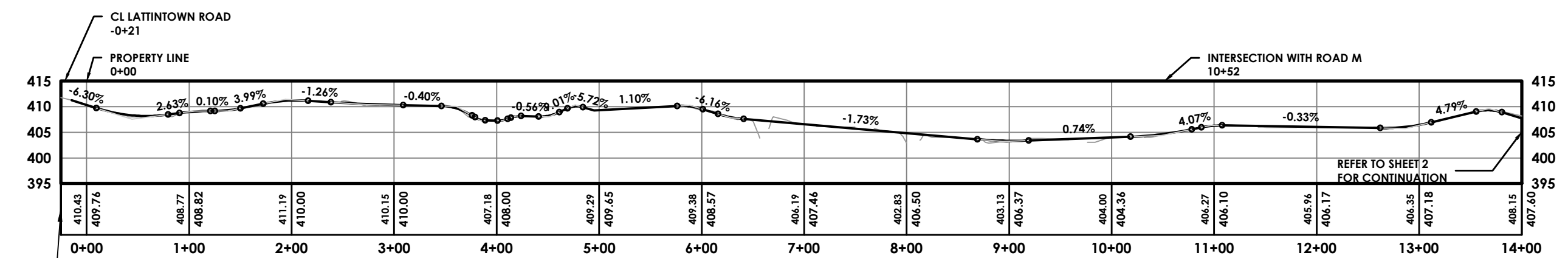
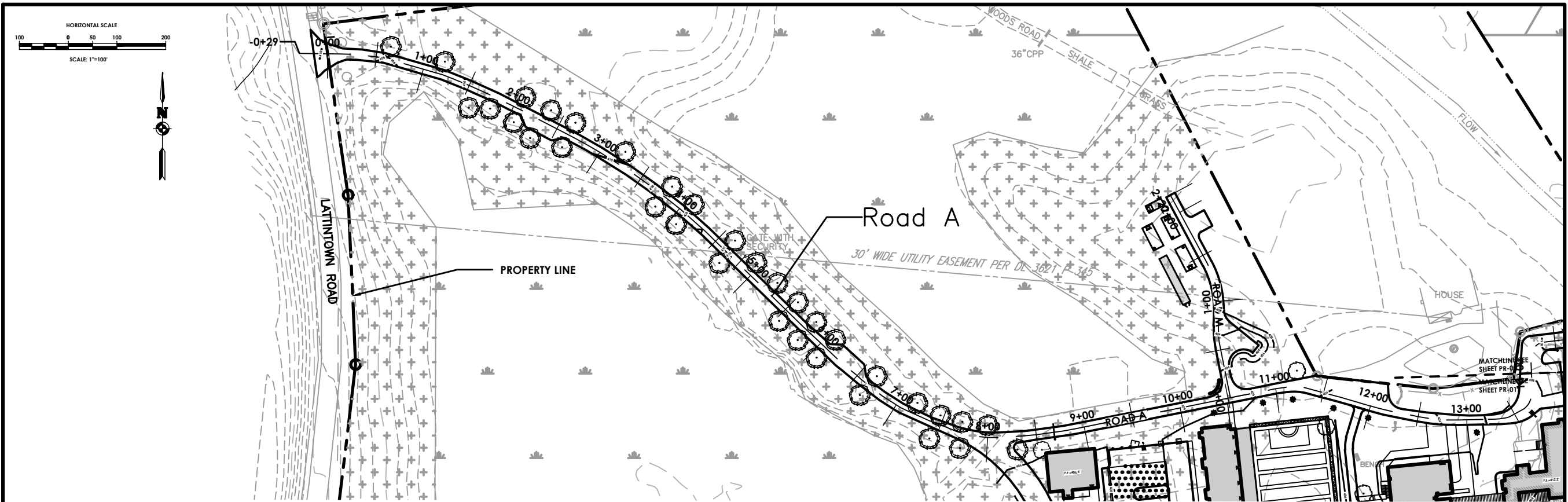
TOWN of MARLBOROUGH
LOCATION SKETCH
N.T.S.

MARLBOROUGH RESORT
VEHICLE MANEUVERING PLAN

Drawn By: MP Date: August 2024

PA PASSERO ASSOCIATES
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Newburgh, NY 12550

Client: Marlborough Resort LLC 100 Rind Rd West Garden City, NY 11530, Suite 101	
Project Number: 20233707.0001	
Scale:	Sheet No: E-07



GENERAL NOTE: THIS PROFILE IS AN EXISTING ROAD RECONSTRUCTION AND CONTAINS UNDULATIONS. THE DESIGN INTENT IS TO MATCH EXISTING GRADE.

ROAD-A PROFILE
SCALE: HORIZONTAL - 1" = 100'
VERTICAL - 1" = 20'



TOWN of MARLBOROUGH
LOCATION SKETCH
N.T.S.

MARLBOROUGH RESORT
ROADWAY PROFILE

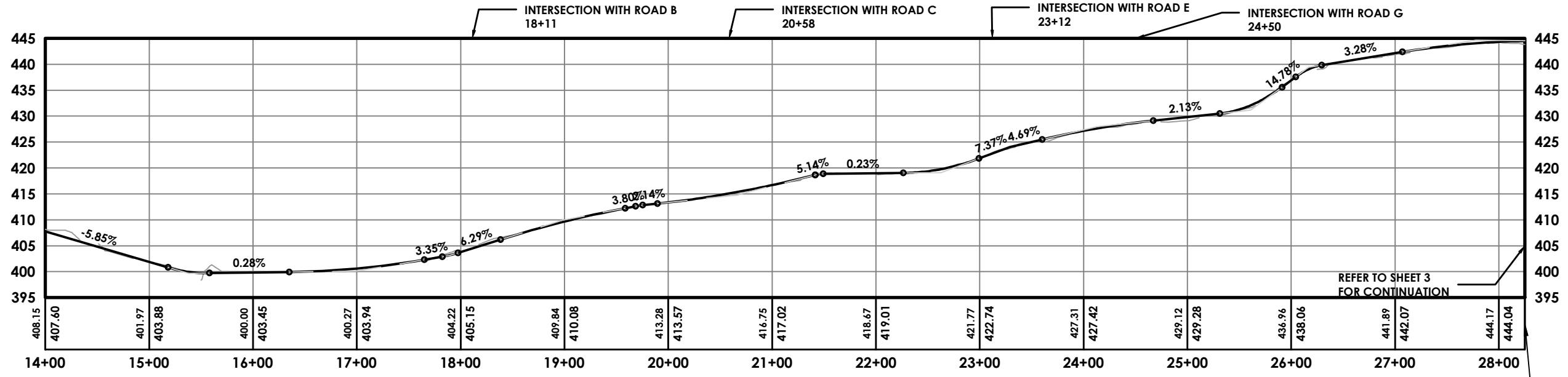
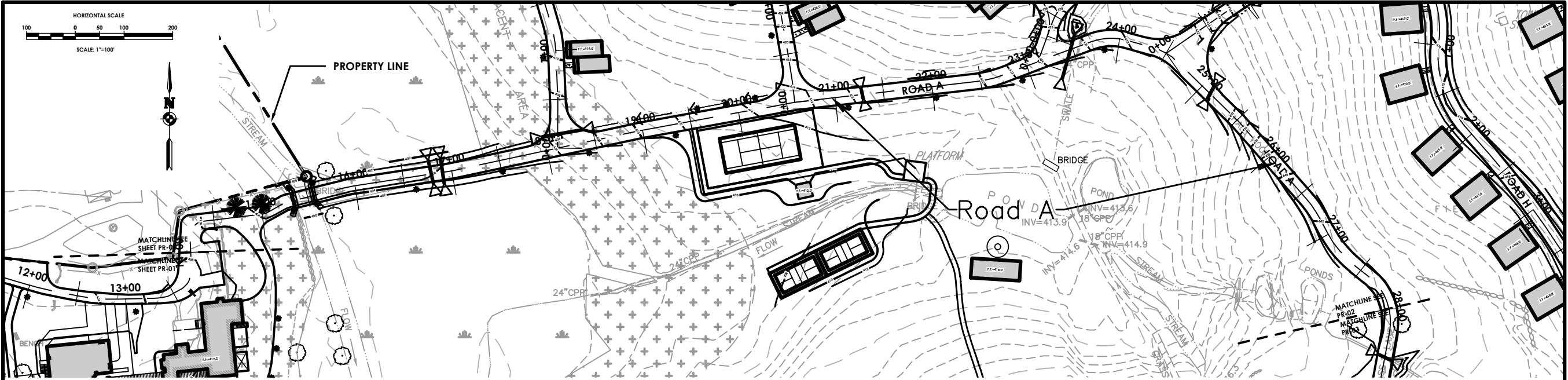
Drawn By: MP Date: August 2024

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engineering architecture
6 Front Street, 2nd Floor
Newburgh, NY 12550

Client: Marlborough Resort LLC
100 Rind Rd West
Garden City, NY 11530, Suite 101

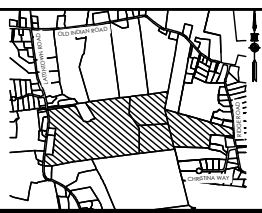
Project Number: 20233707.0001

Scale: 1"=100' Sheet No: PR-01



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ROAD-A PROFILE
SCALE: HORIZONTAL - 1" = 100'
VERTICAL - 1" = 20'



TOWN of MARLBOROUGH
LOCATION SKETCH
N.T.S.

MARLBOROUGH RESORT
ROADWAY PROFILE

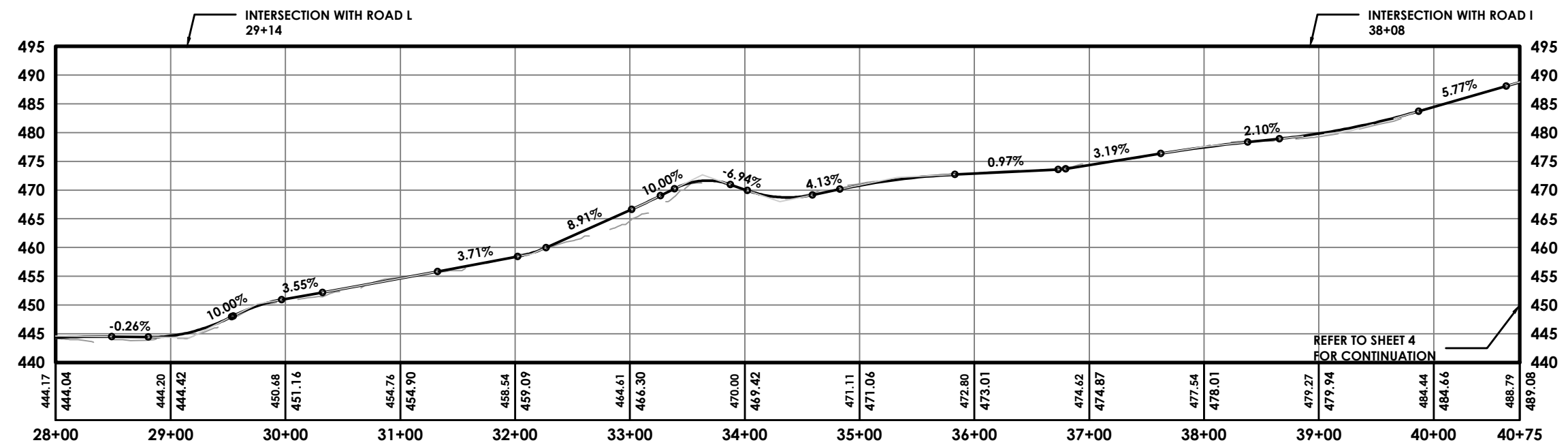
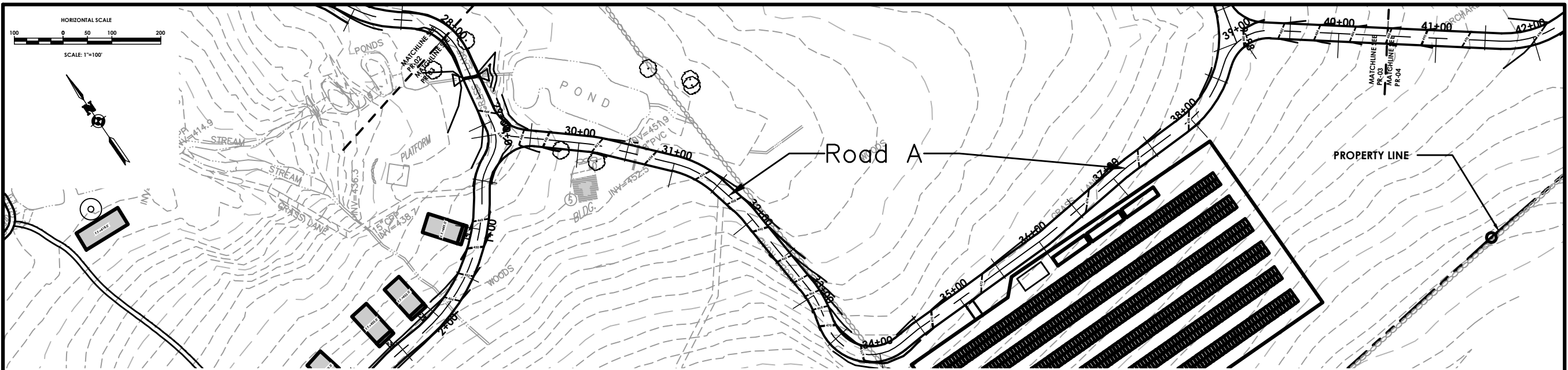
Drawn By: MP Date: August 2024

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engineering architecture
6 Front Street, 2nd Floor
Newburgh, NY 12550

Client: Marlborough Resort LLC
100 Rind Rd West
Garden City, NY 11530, Suite 101

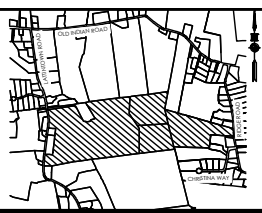
Project Number: 20233707.0001

Scale: 1"=100' Sheet No: **PR-02**



GENERAL NOTE: THIS PROFILE IS AN EXISTING ROAD RECONSTRUCTION AND CONTAINS UNDULATIONS. THE DESIGN INTENT IS TO MATCH EXISTING GRADE.

ROAD-A PROFILE
SCALE: HORIZONTAL - 1" = 100'
VERTICAL - 1" = 20'



TOWN of MARLBOROUGH
LOCATION SKETCH
N.T.S.

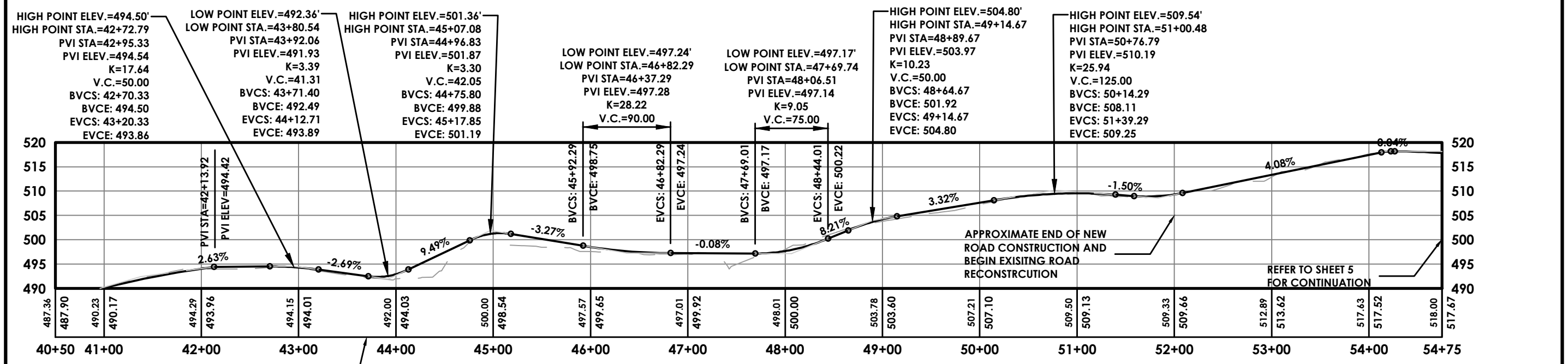
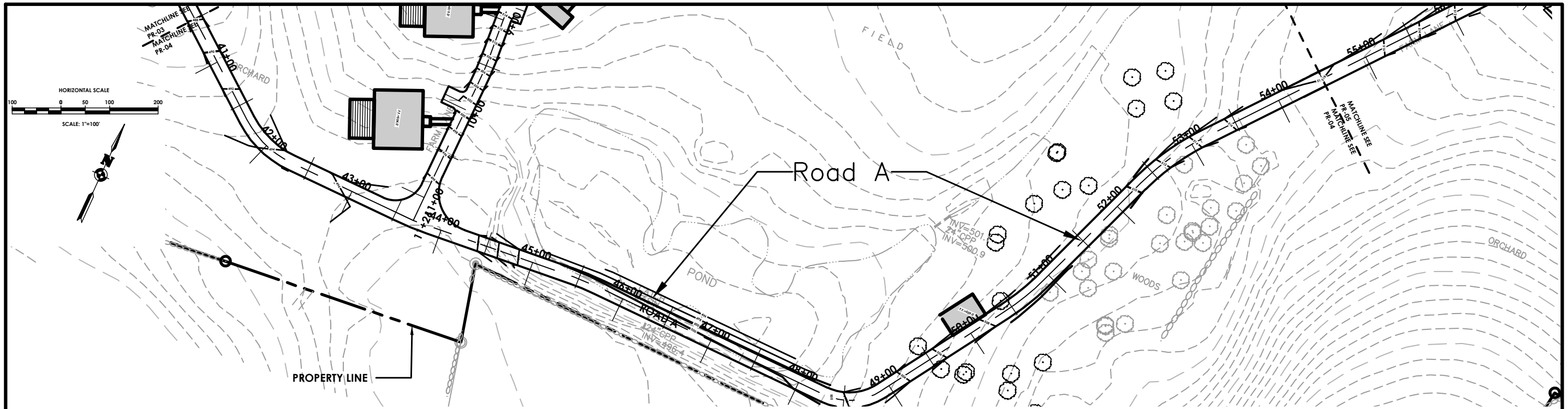
MARLBOROUGH RESORT
ROADWAY PROFILE

Drawn By: MP Date: August 2024

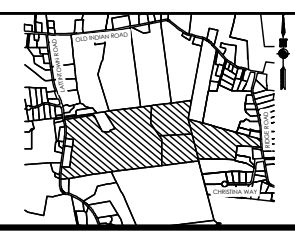
PA

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Client:	Marlborough Resort LLC 100 Rind Rd West Garden City, NY 11530, Suite 101
Project Number:	20233707.0001
Scale: 1"=100'	Sheet No: PR-03



ROAD-A PROFILE
SCALE: HORIZONTAL - 1" = 100'
VERTICAL - 1" = 20'



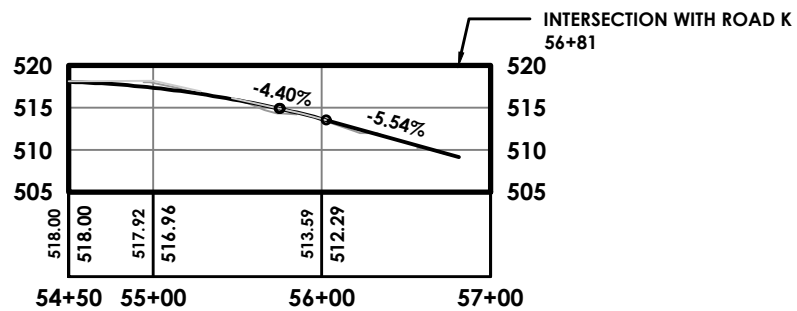
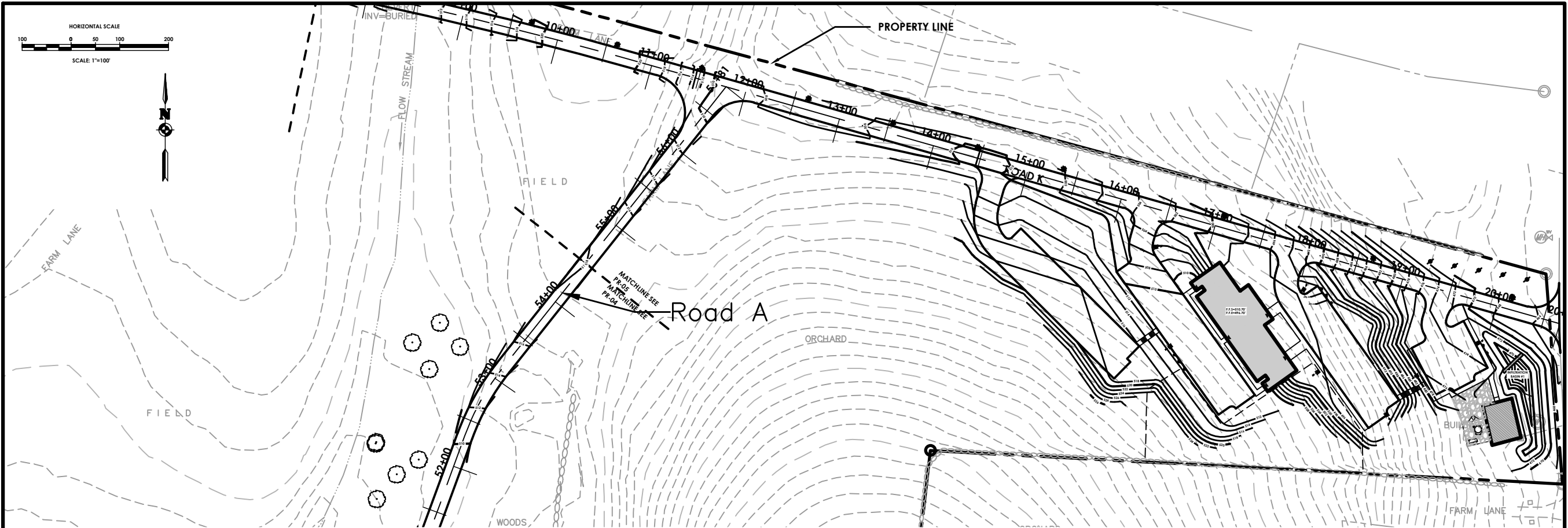
TOWN of MARLBOROUGH
LOCATION SKETCH
N.T.S.

MARLBOROUGH RESORT
ROADWAY PROFILE

Drawn By: MP Date: August 2024

PA PASSERO ASSOCIATES
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6 Front Street, 2nd Floor
Newburgh, NY 12550

Client: Marlborough Resort LLC
100 Rind Rd West
Garden City, NY 11530, Suite 101
Project Number: 20233707.0001
Scale: 1"=100' Sheet No: PR-04



GENERAL NOTE: THIS PROFILE IS AN EXISTING ROAD RECONSTRUCTION AND CONTAINS UNDULATIONS. THE DESIGN INTENT IS TO MATCH EXISTING GRADE.

ROAD-A PROFILE

SCALE: HORIZONTAL - 1" = 100'
VERTICAL - 1" = 20'



TOWN of MARLBOROUGH
LOCATION SKETCH

MARLBOROUGH RESORT
ROADWAY PROFILE

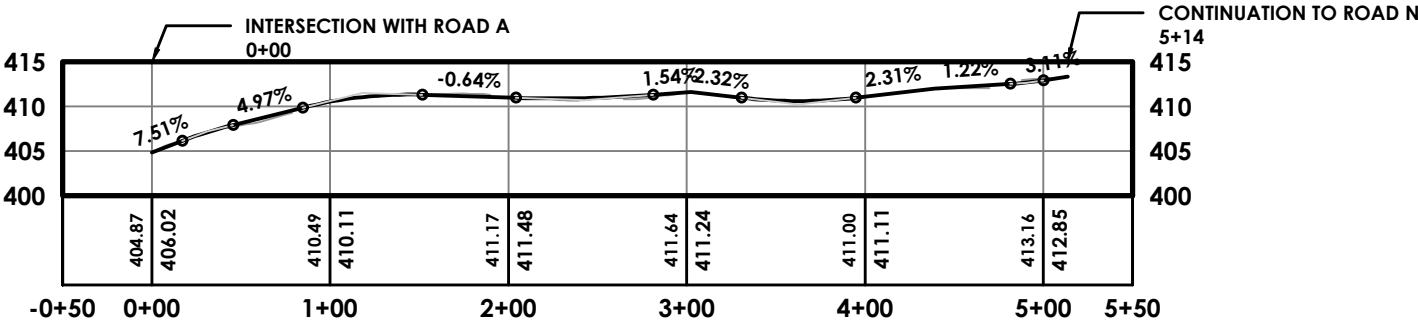
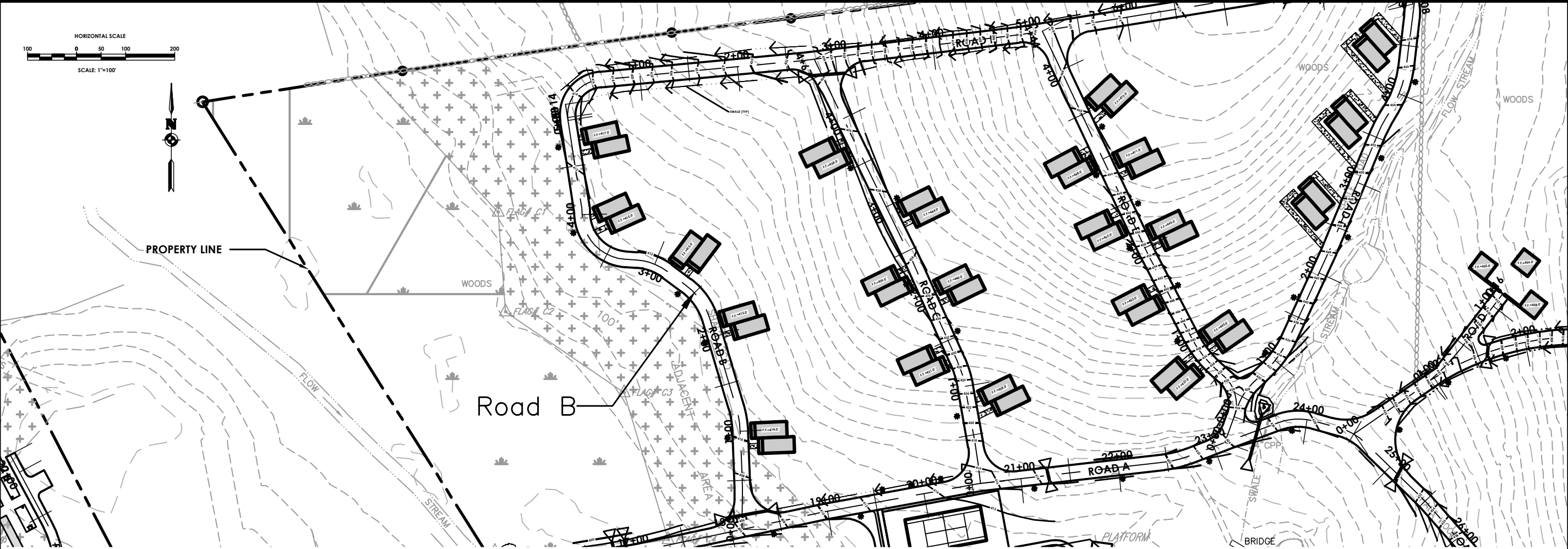
Drawn By: MP Date: August 2024

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engineering architecture
6 Front Street, 2nd Floor
Newburgh, NY 12550

Client: Marlborough Resort LLC
100 Rind Rd West
Garden City, NY 11530, Suite 101

Project Number: 20233707.0001

Scale: 1"=100' Sheet No: PR-05



GENERAL NOTE: THIS PROFILE IS AN EXISTING ROAD RECONSTRUCTION AND CONTAINS UNDULATIONS. THE DESIGN INTENT IS TO MATCH EXISTING GRADE.

ROAD-B PROFILE

SCALE: HORIZONTAL - 1" = 100'
VERTICAL - 1" = 20'



TOWN of MARLBOROUGH
LOCATION SKETCH

N.T.S.

MARLBOROUGH RESORT
ROADWAY PROFILE

Drawn By: MP

Date: August 2024



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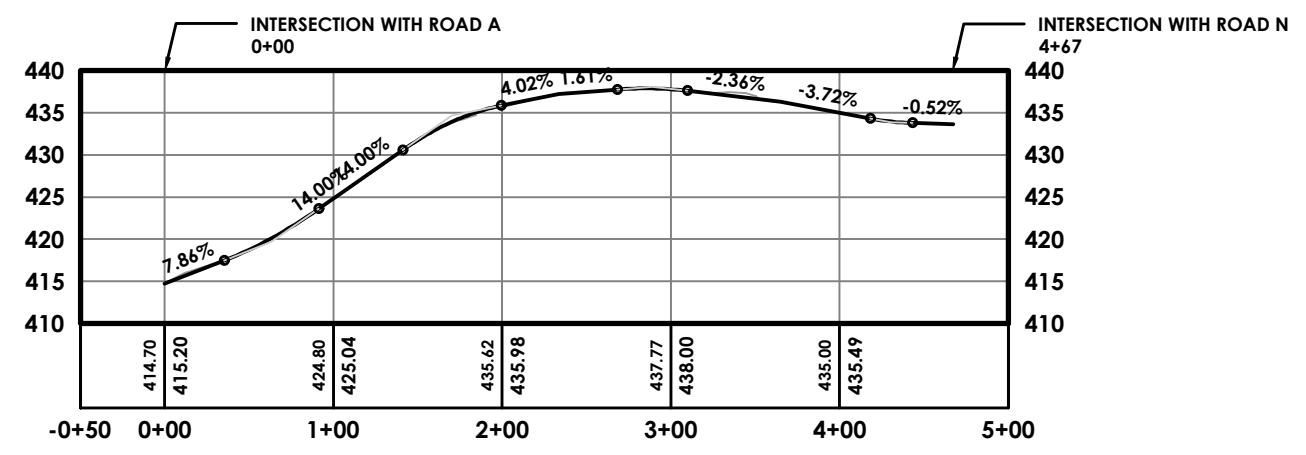
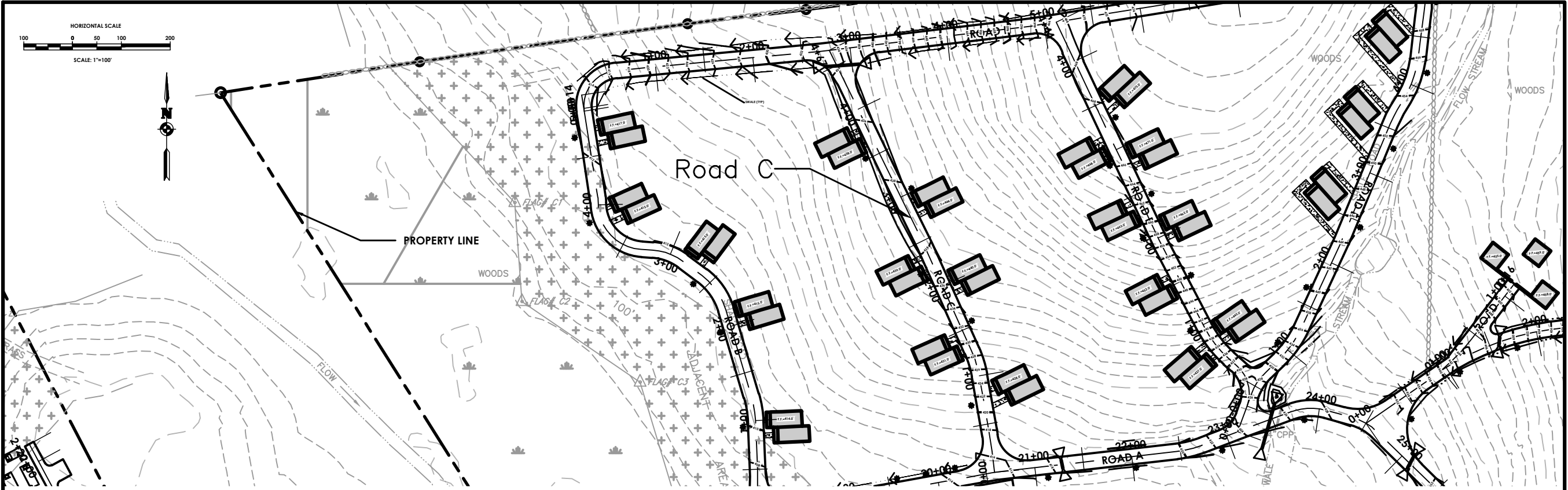
6 Front Street, 2nd Floor
Newburgh, NY 12550

Client: Marlborough Resort LLC
100 Rind Rd West
Garden City, NY 11530, Suite 101

Project Number: 20233707.0001

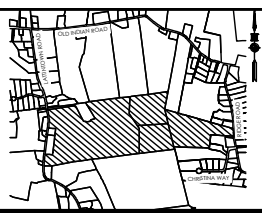
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Sheet No: PR-06



GENERAL NOTE: THIS PROFILE IS AN EXISTING ROAD RECONSTRUCTION AND CONTAINS UNDULATIONS. THE DESIGN INTENT IS TO MATCH EXISTING GRADE.

ROAD-C PROFILE
SCALE: HORIZONTAL - 1" = 100'
VERTICAL - 1" = 20'



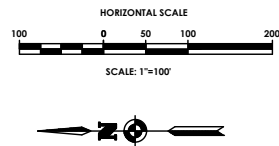
TOWN of MARLBOROUGH
LOCATION SKETCH
N.T.S.

MARLBOROUGH RESORT
ROADWAY PROFILE

Drawn By: MP Date: August 2024

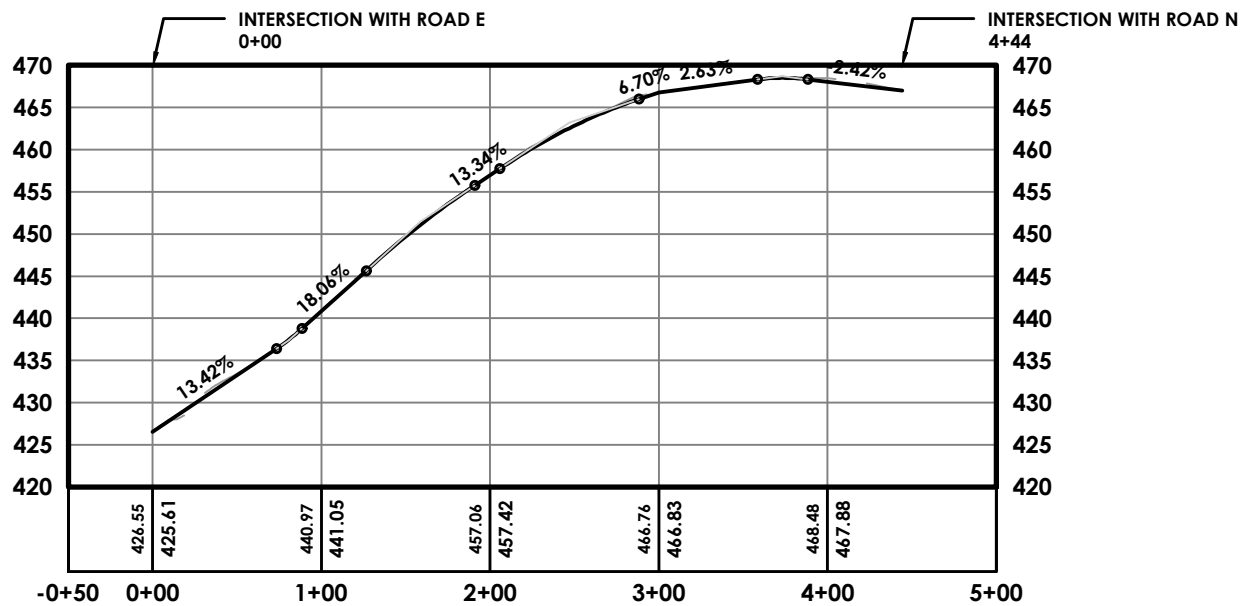
PA PASSERO ASSOCIATES
engineering architecture
6 Front Street, 2nd Floor
Newburgh, NY 12550

Client: Marlborough Resort LLC
100 Rind Rd West
Garden City, NY 11530, Suite 101
Project Number: 20233707.0001
Scale: 1"=100' Sheet No: PR-07



PROPERTY LINE

Road D



GENERAL NOTE: THIS PROFILE IS AN EXISTING ROAD RECONSTRUCTION AND CONTAINS UNDULATIONS. THE DESIGN INTENT IS TO MATCH EXISTING GRADE.

ROAD-D PROFILE

SCALE: HORIZONTAL - 1" = 100'
VERTICAL - 1" = 20'



TOWN of MARLBOROUGH
LOCATION SKETCH
N.T.S.

MARLBOROUGH RESORT
ROADWAY PROFILE

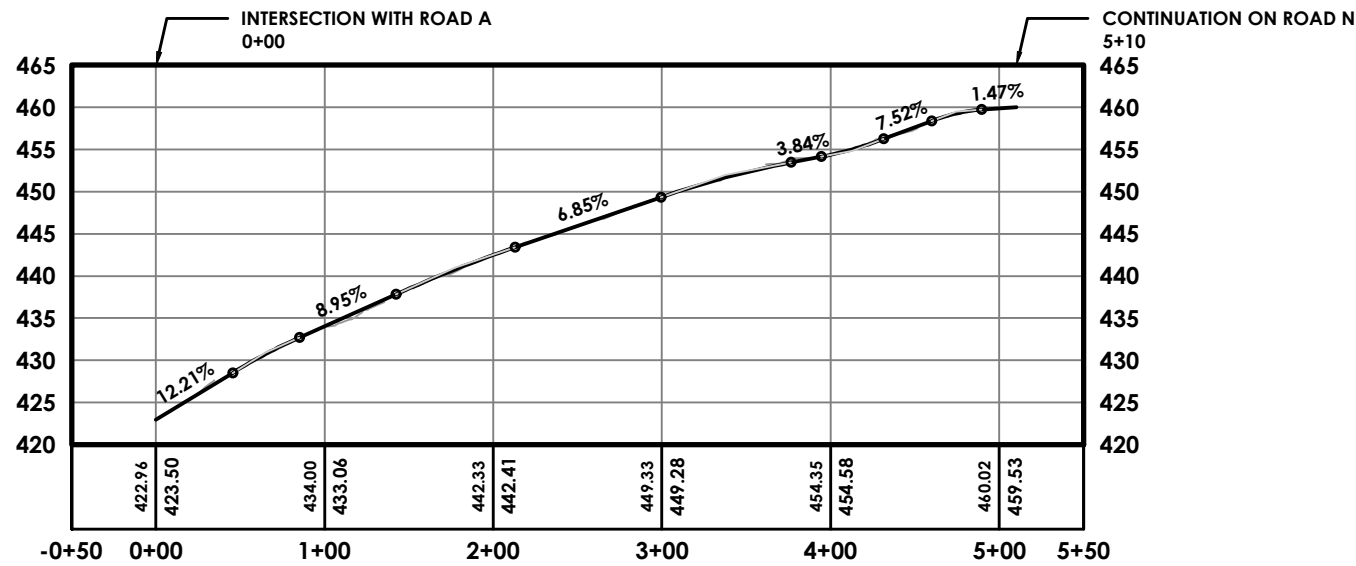
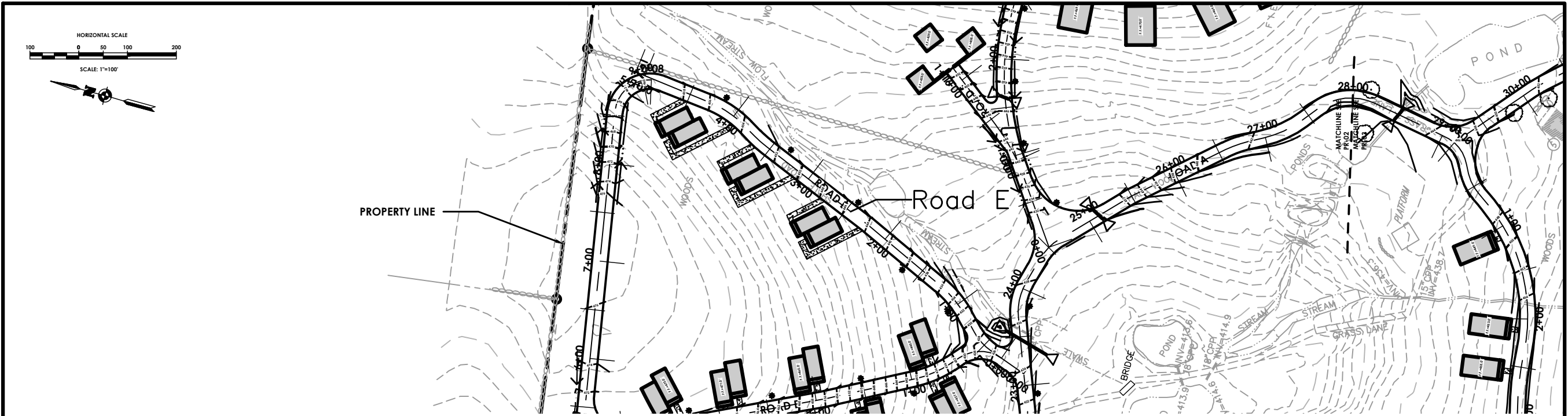
Drawn By: MP Date: August 2024

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engineering architecture
6 Front Street, 2nd Floor
Newburgh, NY 12550

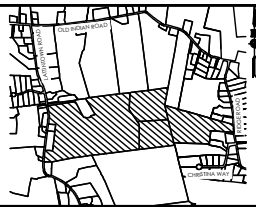
Client: Marlborough Resort LLC
100 Rind Rd West
Garden City, NY 11530, Suite 101

Project Number: 20233707.0001

Scale: 1"=100' Sheet No: PR-08



GENERAL NOTE: THIS PROFILE IS AN EXISTING ROAD RECONSTRUCTION AND CONTAINS UNDULATIONS. THE DESIGN INTENT IS TO MATCH EXISTING GRADE.



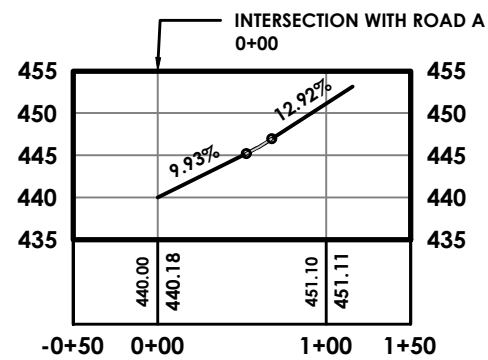
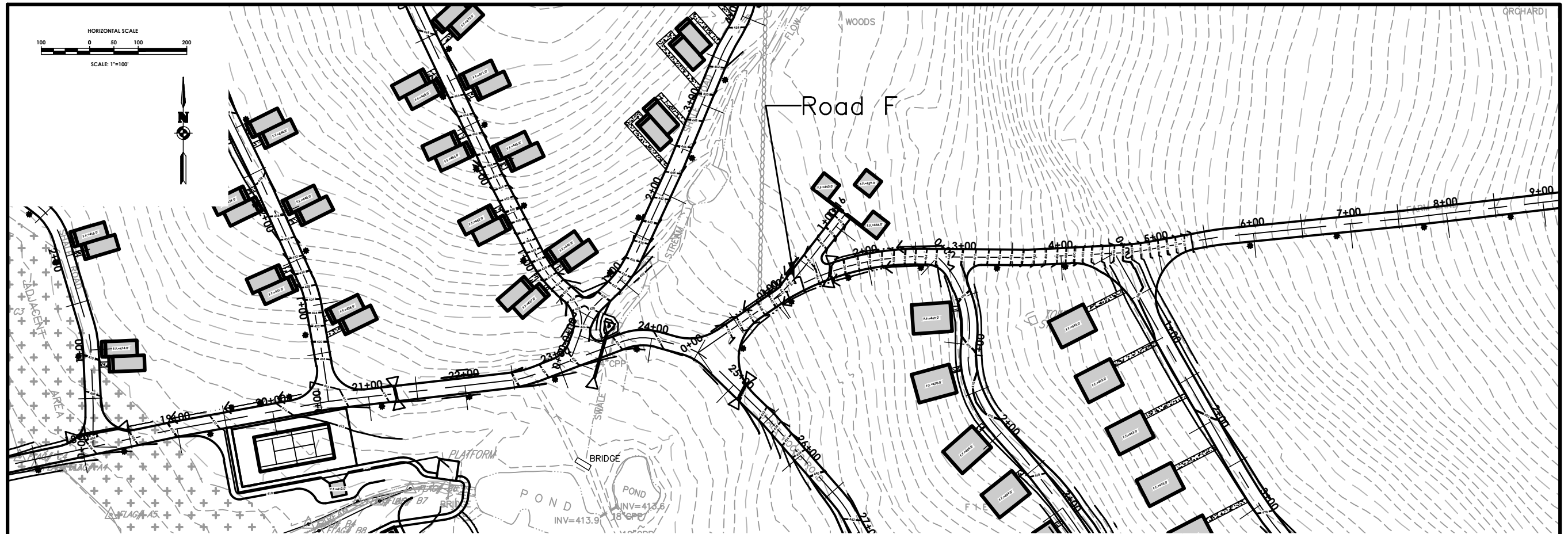
TOWN of MARLBOROUGH
LOCATION SKETCH

MARLBOROUGH RESORT
ROADWAY PROFILE

Drawn By: MP Date: August 2024

PA PASSERO ASSOCIATES
engineering architecture
6 Front Street, 2nd Floor
Newburgh, NY 12550

Client:	Marlborough Resort LLC 100 Rind Rd West Garden City, NY 11530, Suite 101
Project Number:	20233707.0001
Scale: 1"=100'	Sheet No: PR-09



ROAD-F PROFILE

SCALE: HORIZONTAL - 1" = 100'
VERTICAL - 1" = 20'



TOWN of MARLBOROUGH
LOCATION SKETCH
N.T.S.

MARLBOROUGH RESORT
ROADWAY PROFILE

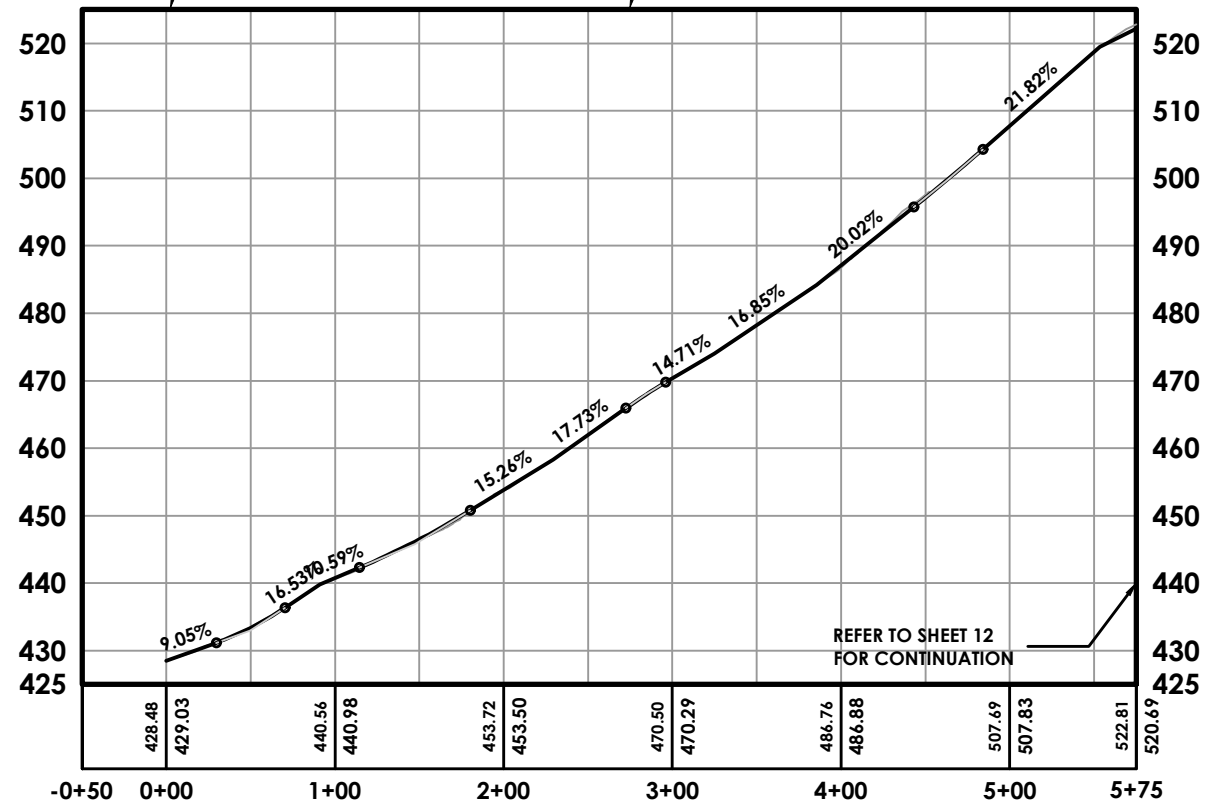
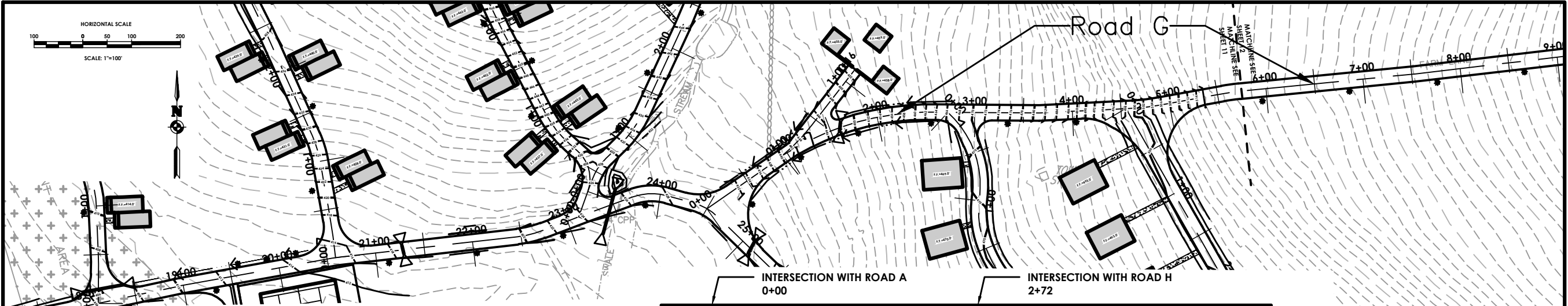
Drawn By: MP Date: August 2024

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engineering architecture
6 Front Street, 2nd Floor
Newburgh, NY 12550

Client: Marlborough Resort LLC
100 Rind Rd West
Garden City, NY 11530, Suite 101

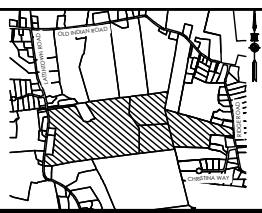
Project Number: 20233707.0001

Scale: 1"=100' Sheet No: PR-10



GENERAL NOTE: THIS PROFILE IS AN EXISTING ROAD RECONSTRUCTION AND CONTAINS UNDULATIONS. THE DESIGN INTENT IS TO MATCH EXISTING GRADE.

ROAD-G PROFILE
SCALE: HORIZONTAL - 1" = 100'
VERTICAL - 1" = 25'



TOWN of MARLBOROUGH
LOCATION SKETCH
N.T.S.

MARLBOROUGH RESORT
ROADWAY PROFILE

Drawn By: MP Date: August 2024

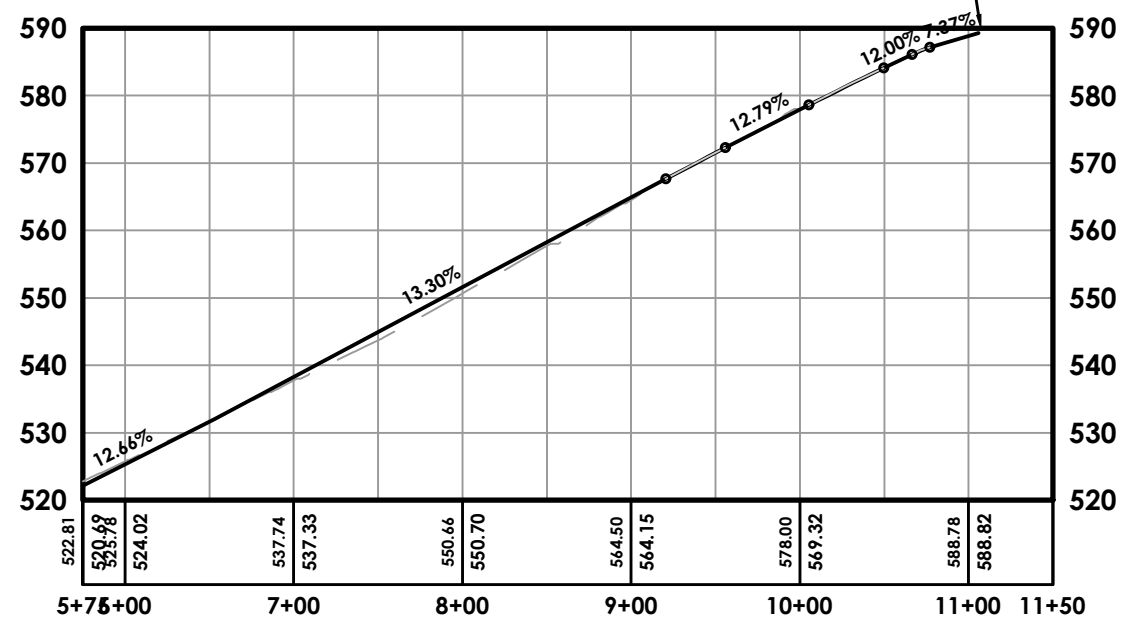
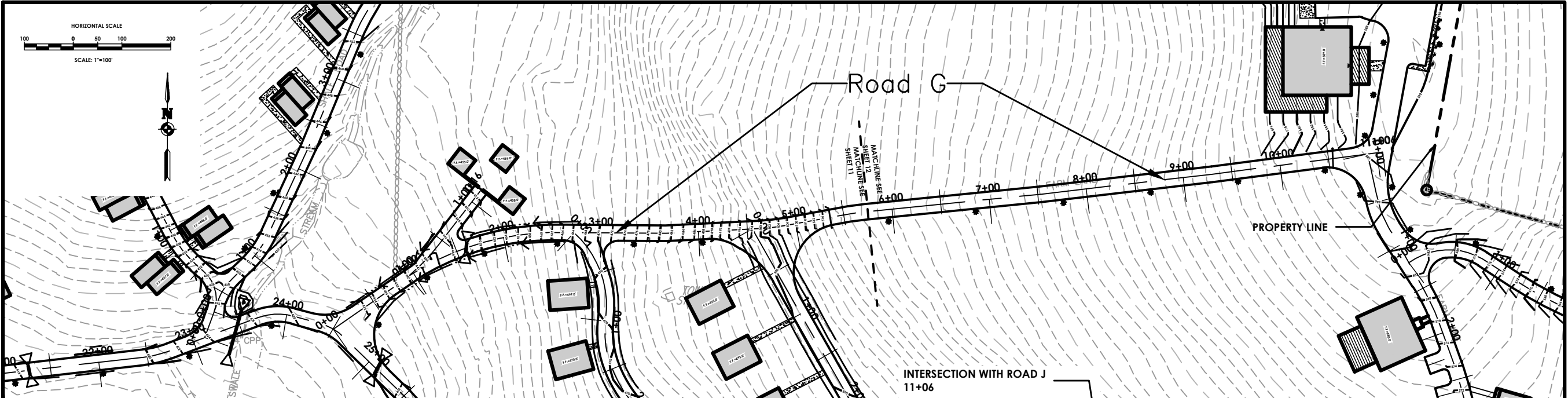


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engineering architecture

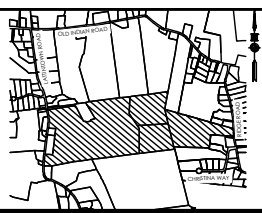
6 Front Street, 2nd Floor
Newburgh, NY 12550

Client: Marlborough Resort LLC 100 Rind Rd West Garden City, NY 11530, Suite 101	
Project Number: 20233707.0001	
Scale: 1"=100'	Sheet No: PR-11



GENERAL NOTE: THIS PROFILE IS AN EXISTING ROAD RECONSTRUCTION AND CONTAINS UNDULATIONS. THE DESIGN INTENT IS TO MATCH EXISTING GRADE.

ROAD-G PROFILE
SCALE: HORIZONTAL - 1" = 100'
VERTICAL - 1" = 25'



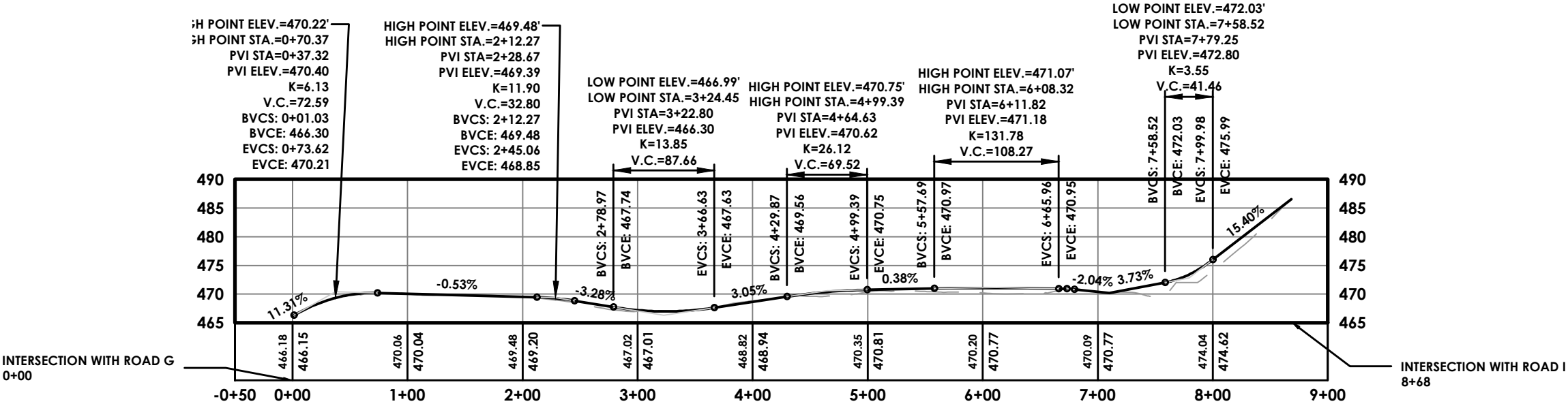
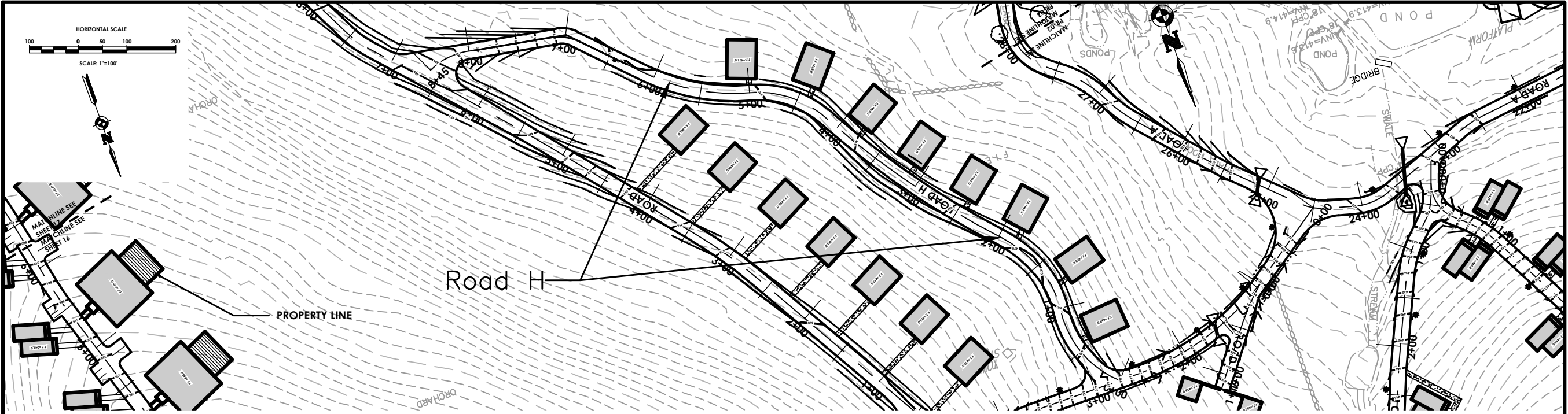
TOWN of MARLBOROUGH
LOCATION SKETCH
N.T.S.

MARLBOROUGH RESORT
ROADWAY PROFILE

Drawn By: MP Date: August 2024

PA PASSERO ASSOCIATES
engineering architecture
6 Front Street, 2nd Floor
Newburgh, NY 12550

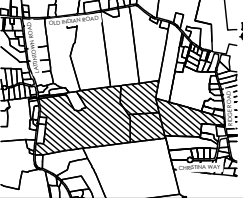
Client: Marlborough Resort LLC
100 Rind Rd West
Garden City, NY 11530, Suite 101
Project Number: 20233707.0001
Scale: 1"=100' Sheet No: PR-12



ROAD-H PROFILE

SCALE: HORIZONTAL - 1" = 100'
VERTICAL - 1" = 20'

HIGH POINT ELEV.=500.16'
HIGH POINT STA.=0+71.21



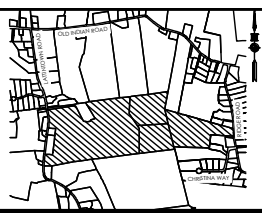
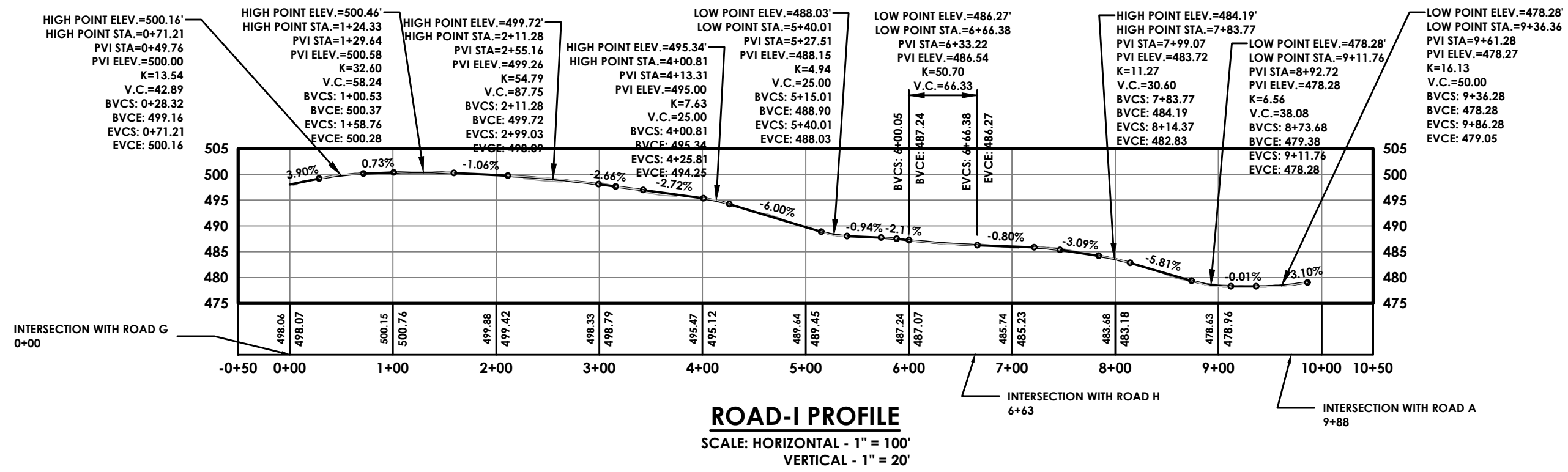
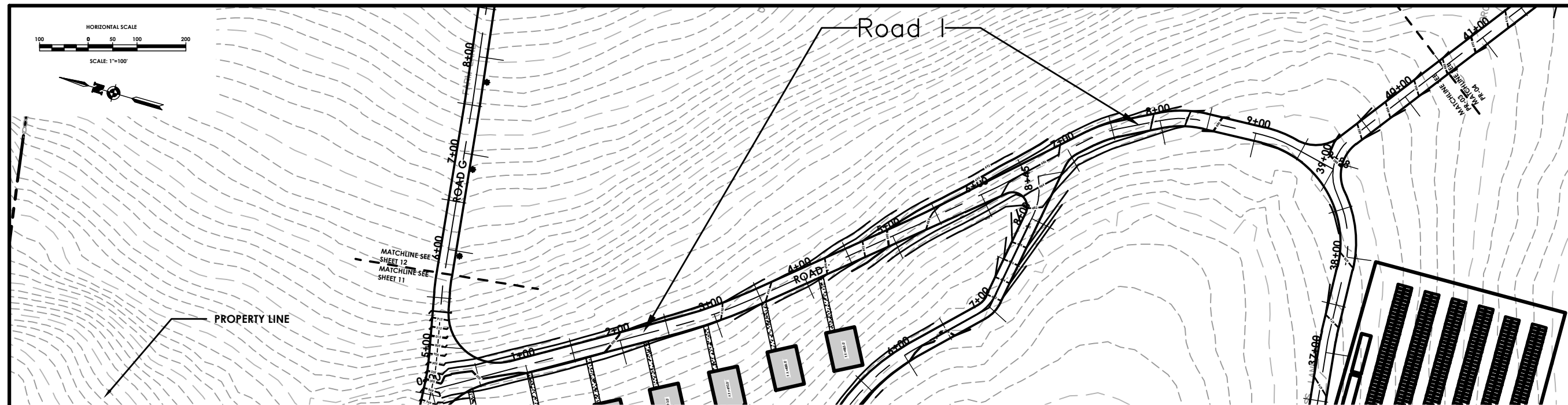
TOWN of MARLBOROUGH
LOCATION SKETCH

MARLBOROUGH RESORT
ROADWAY PROFILE

Drawn By: MP Date: August 2024

PA PASSERO ASSOCIATES
engineering architecture
6 Front Street, 2nd Floor
Newburgh, NY 12550

Client: Marlborough Resort LLC
100 Rind Rd West
Garden City, NY 11530, Suite 101
Project Number: 20233707.0001
Scale: 1"=100' Sheet No: PR-13



TOWN of MARLBOROUGH
LOCATION SKETCH
N.T.S.

MARLBOROUGH RESORT
ROADWAY PROFILE

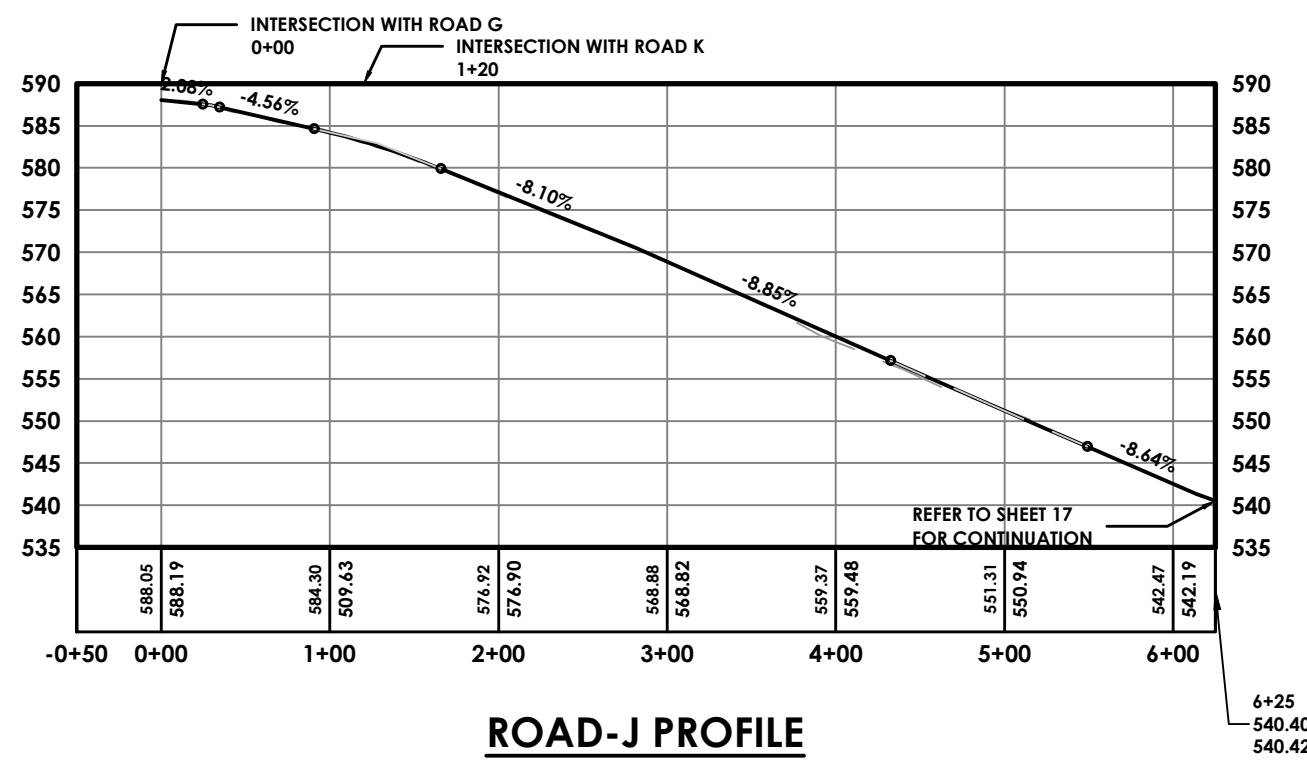
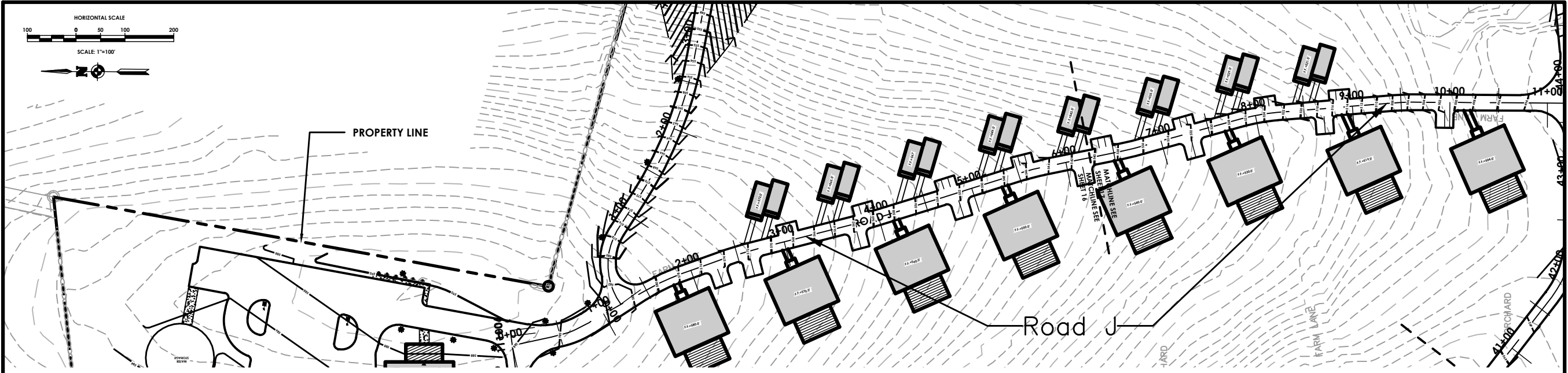
Drawn By: MP Date: August 2024

PA PASSERO ASSOCIATES
engineering architecture
6 Front Street, 2nd Floor
Newburgh, NY 12550

Client: Marlborough Resort LLC
100 Rind Rd West
Garden City, NY 11530, Suite 101

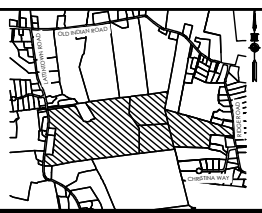
Project Number: 20233707.0001

Scale: 1"=100' Sheet No: PR-14



GENERAL NOTE: THIS PROFILE IS AN EXISTING ROAD RECONSTRUCTION AND CONTAINS UNDULATIONS. THE DESIGN INTENT IS TO MATCH EXISTING GRADE.

ROAD-J PROFILE
SCALE: HORIZONTAL - 1" = 100'
VERTICAL - 1" = 20'



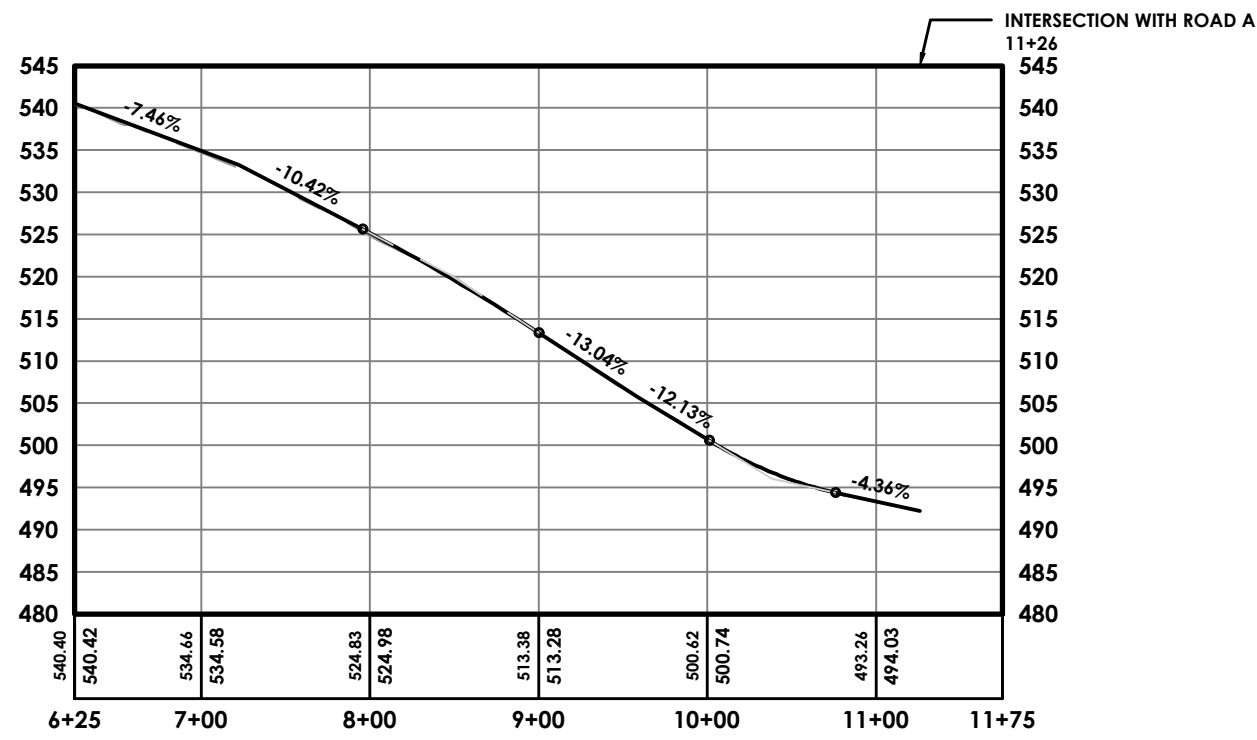
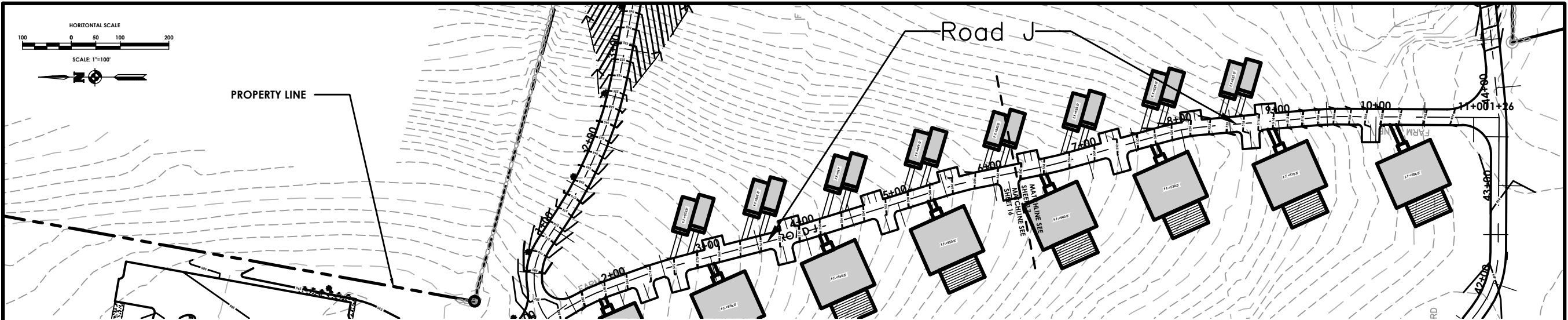
TOWN of MARLBOROUGH
LOCATION SKETCH
N.T.S.

MARLBOROUGH RESORT
ROADWAY PROFILE

Drawn By: MP Date: August 2024

PA PASSERO ASSOCIATES
engineering architecture
6 Front Street, 2nd Floor
Newburgh, NY 12550

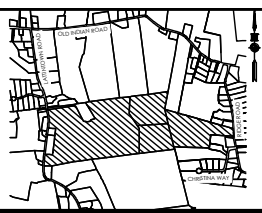
Client: Marlborough Resort LLC
100 Rind Rd West
Garden City, NY 11530, Suite 101
Project Number: 20233707.0001
Scale: 1"=100' Sheet No: PR-15



GENERAL NOTE: THIS PROFILE IS AN EXISTING ROAD RECONSTRUCTION AND CONTAINS UNDULATIONS. THE DESIGN INTENT IS TO MATCH EXISTING GRADE.

ROAD-J PROFILE

SCALE: HORIZONTAL - 1" = 100'
VERTICAL - 1" = 20'



TOWN of MARLBOROUGH
LOCATION SKETCH

MARLBOROUGH RESORT
ROADWAY PROFILE

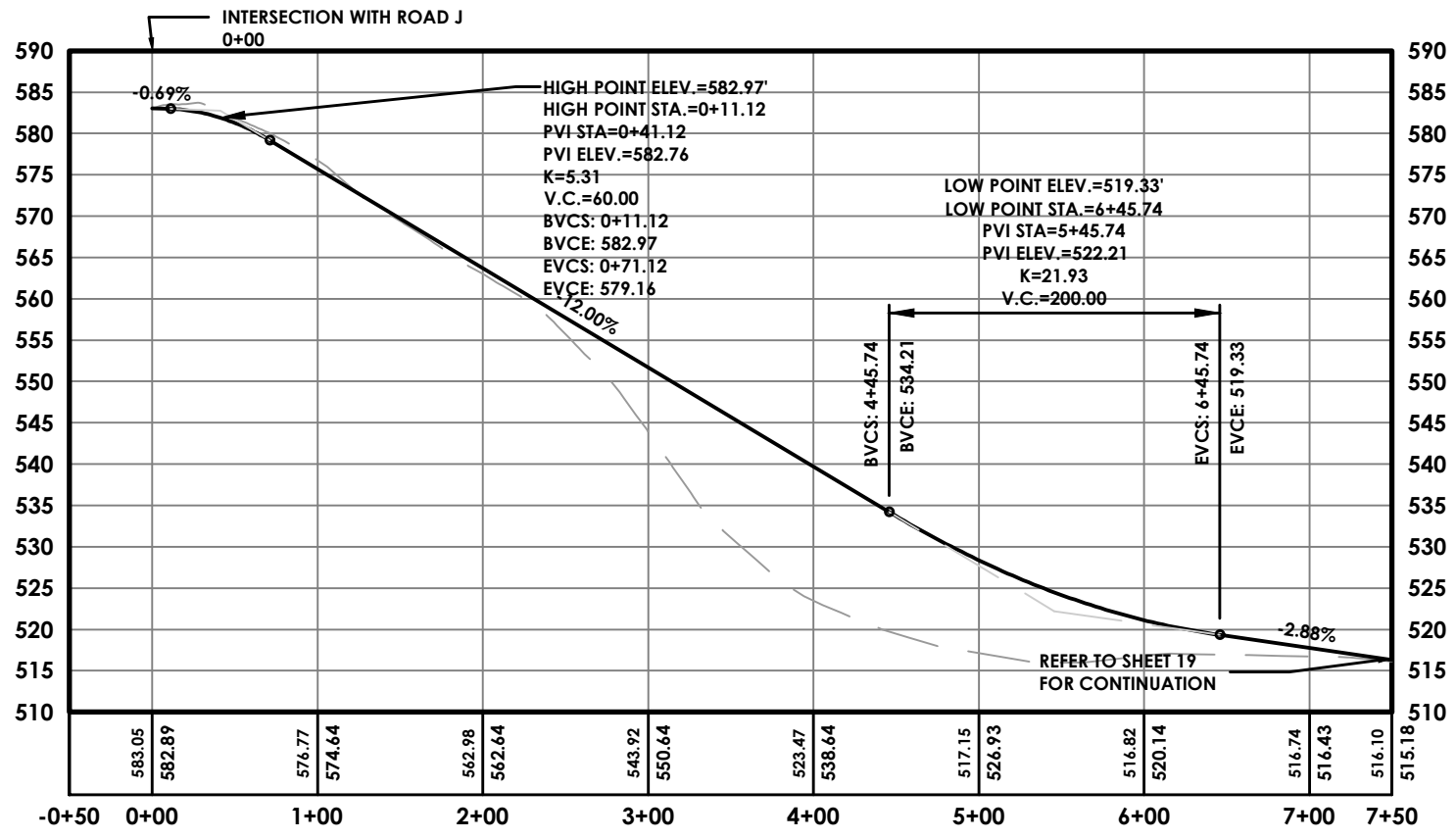
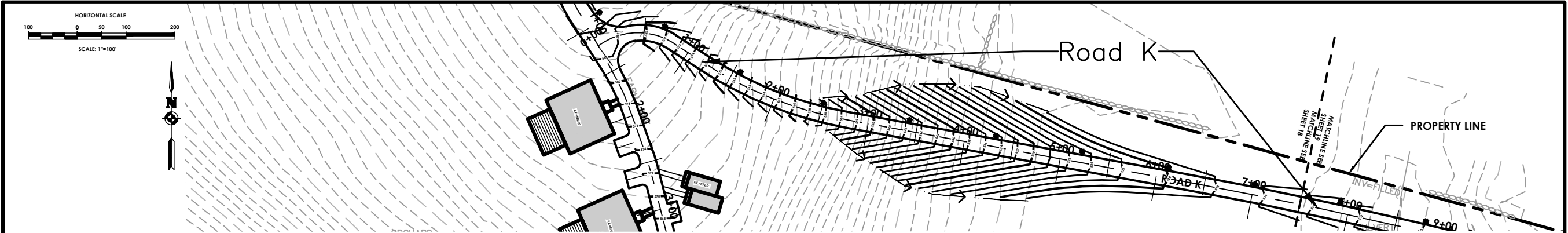
Drawn By: MP Date: August 2024

PA PASSERO ASSOCIATES
engineering architecture
6 Front Street, 2nd Floor
Newburgh, NY 12550

Client: Marlborough Resort LLC
100 Rind Rd West
Garden City, NY 11530, Suite 101

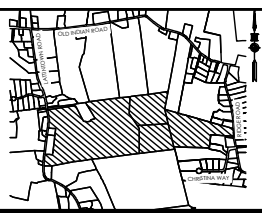
Project Number: 20233707.0001

Scale: 1"=100' Sheet No: PR-16



ROAD-K PROFILE

SCALE: HORIZONTAL - 1" = 100'
VERTICAL - 1" = 20'



TOWN of MARLBOROUGH
LOCATION SKETCH

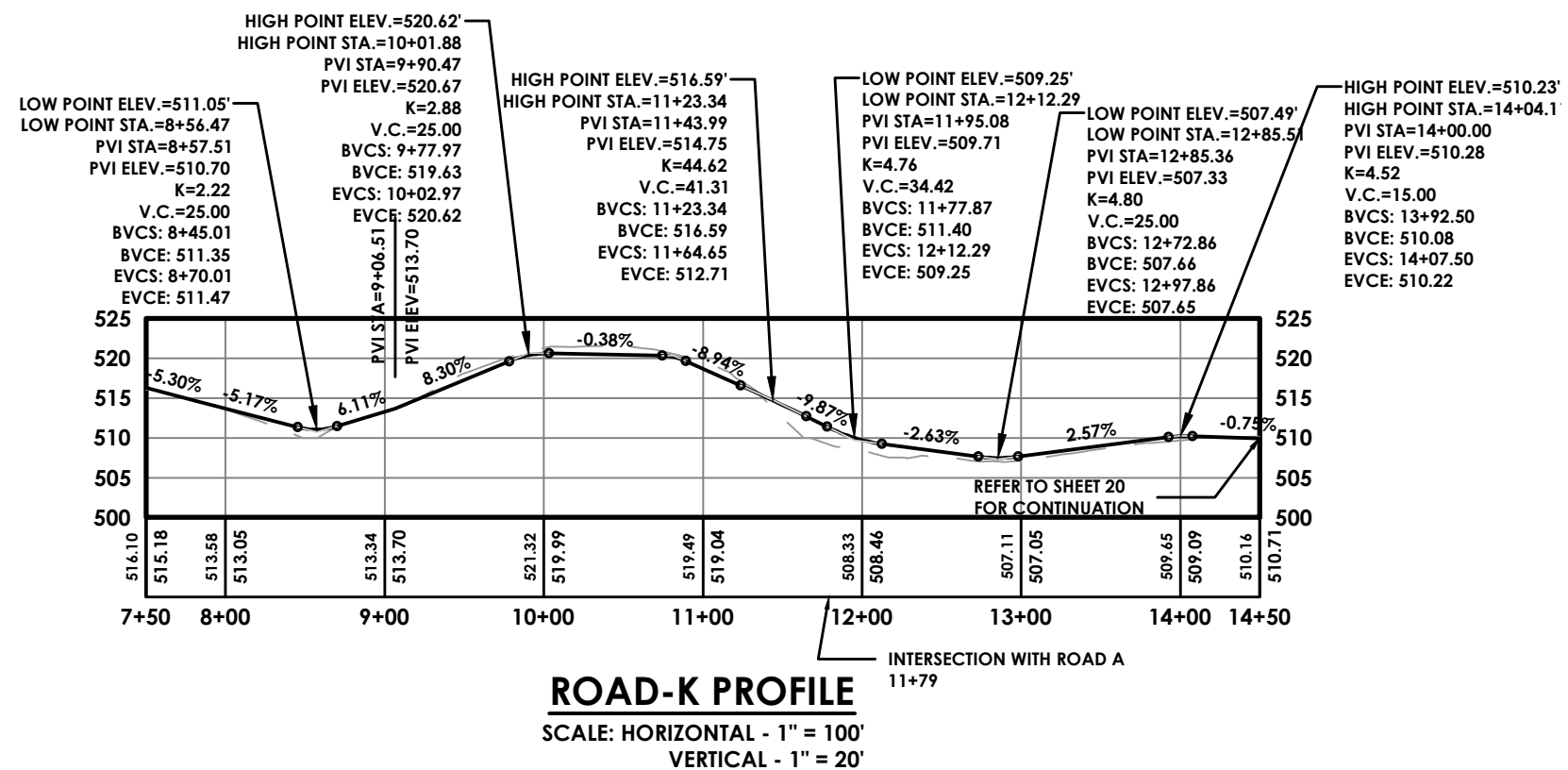
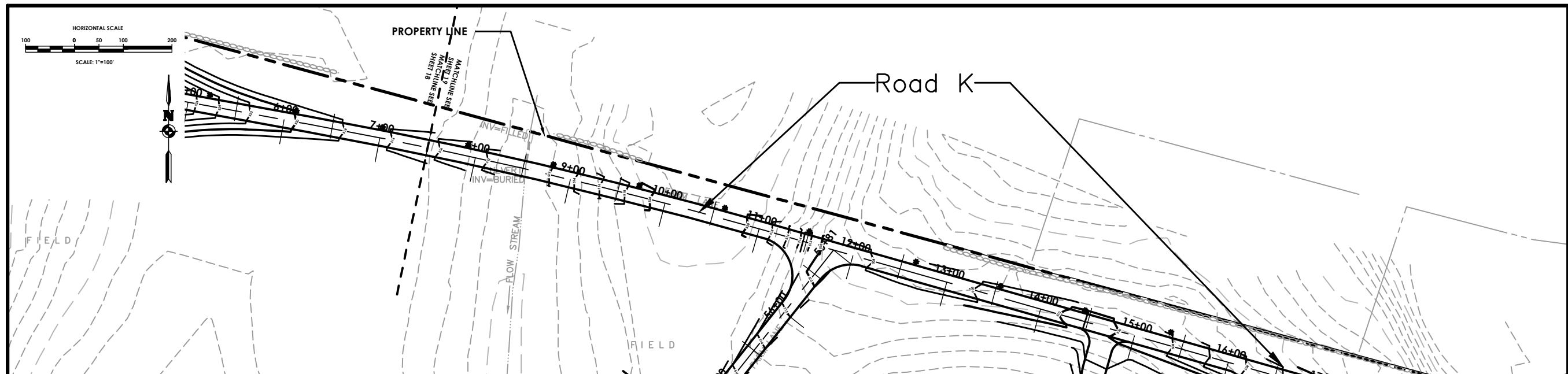
MARLBOROUGH RESORT
ROADWAY PROFILE

Drawn By: MP Date: August 2024

PA

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Newburgh, NY 12550

Client:	Marlborough Resort LLC 100 Rind Rd West Garden City, NY 11530, Suite 101
Project Number:	20233707.0001
Scale: 1"=100'	Sheet No: PR-17



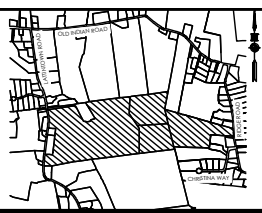
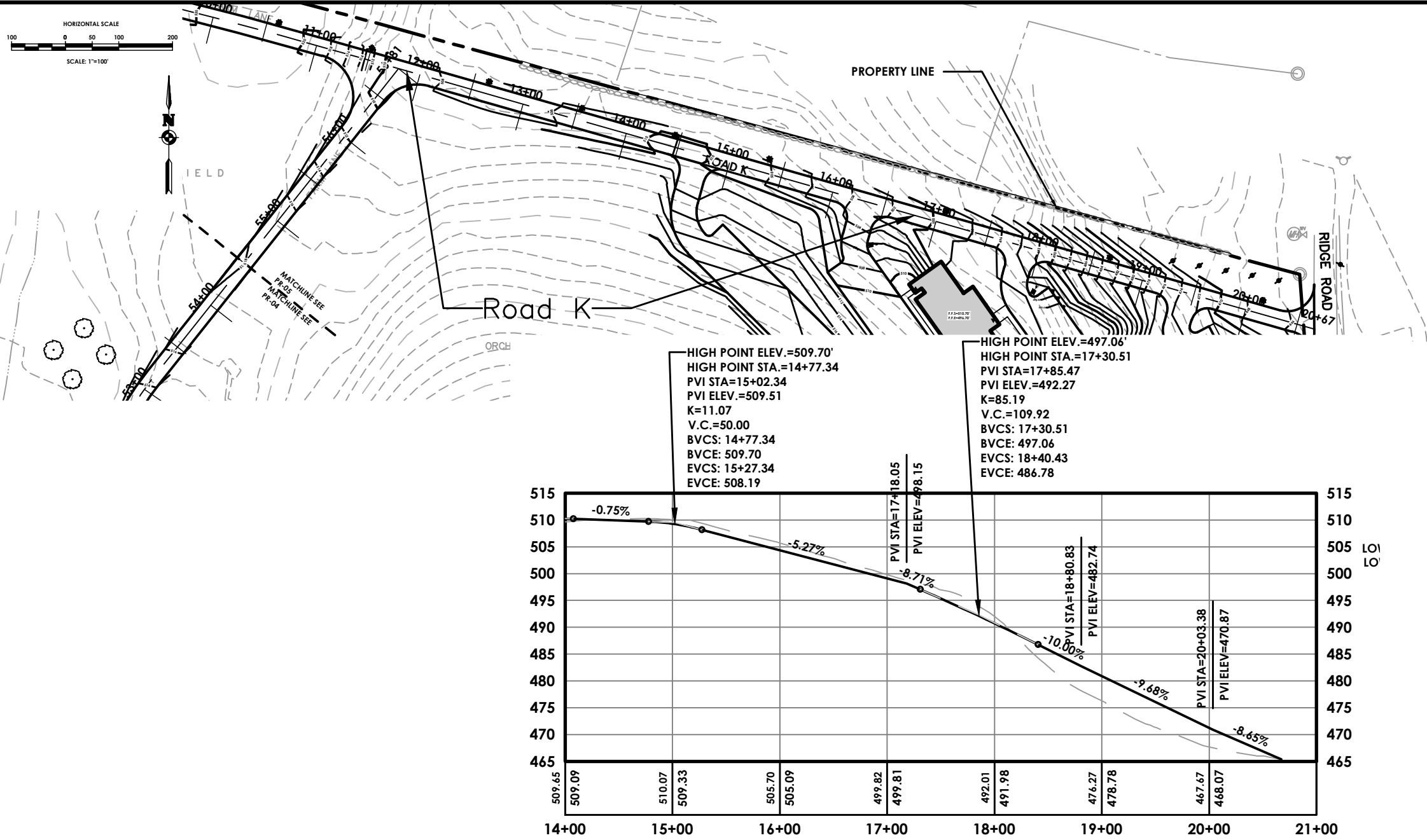
TOWN of MARLBOROUGH
LOCATION SKETCH

MARLBOROUGH RESORT
ROADWAY PROFILE

Drawn By: MP Date: August 2024

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Newburgh, NY 12550

Client: Marlborough Resort LLC
100 Rind Rd West
Garden City, NY 11530, Suite 101
Project Number: 20233707.0001
Scale: 1"=100' Sheet No: PR-18



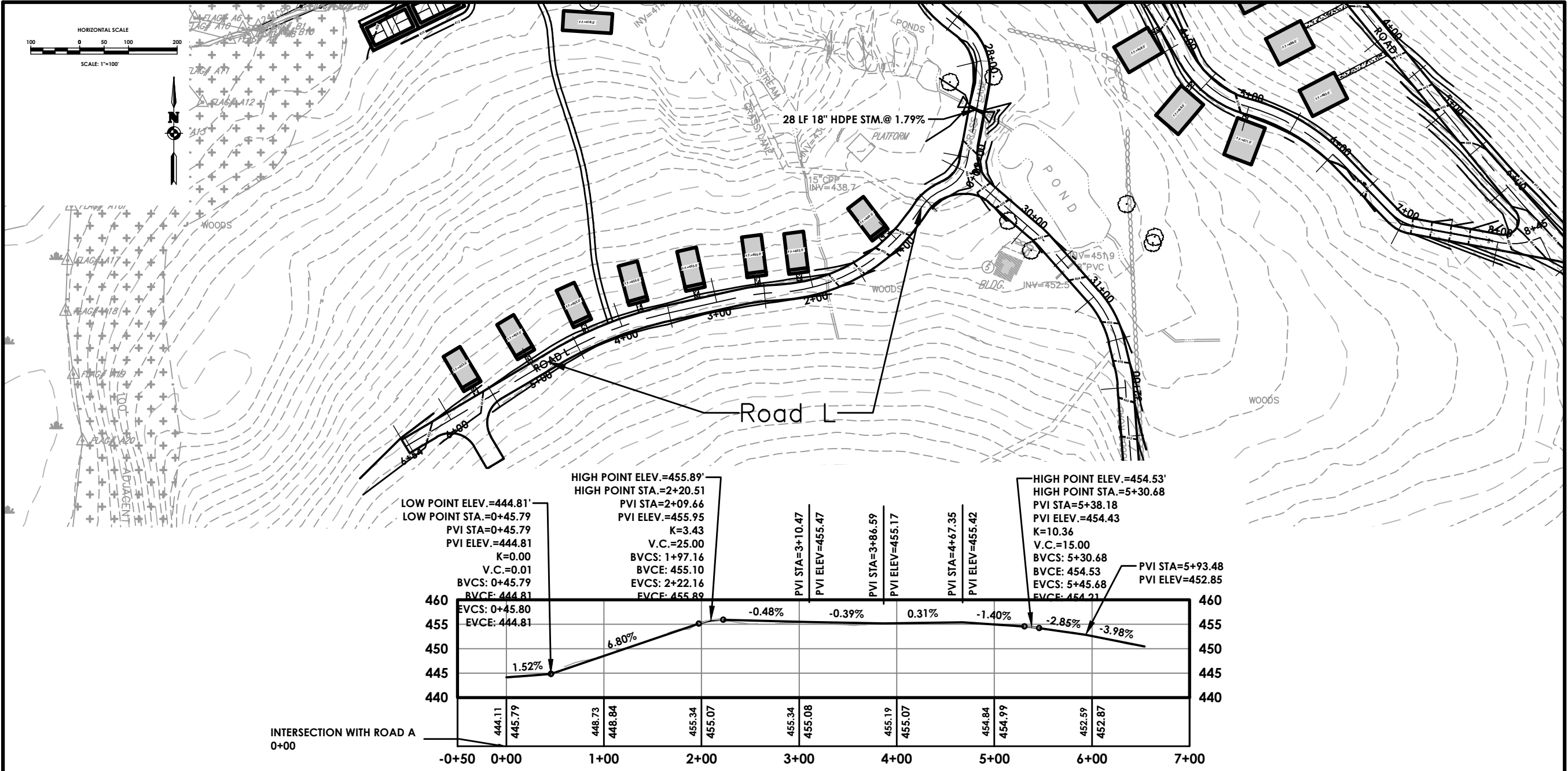
TOWN of MARLBOROUGH
LOCATION SKETCH
N.T.S.

MARLBOROUGH RESORT
ROADWAY PROFILE

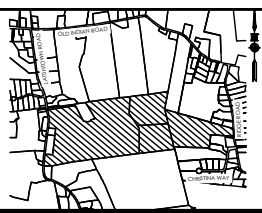
Drawn By: MP Date: August 2024

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engineering architecture
6 Front Street, 2nd Floor
Newburgh, NY 12550

Client: Marlborough Resort LLC
100 Rind Rd West
Garden City, NY 11530, Suite 101
Project Number: 20233707.0001
Scale: 1"=100' Sheet No: PR-19



ROAD-L PROFILE
SCALE: HORIZONTAL - 1" = 100'
VERTICAL - 1" = 20'



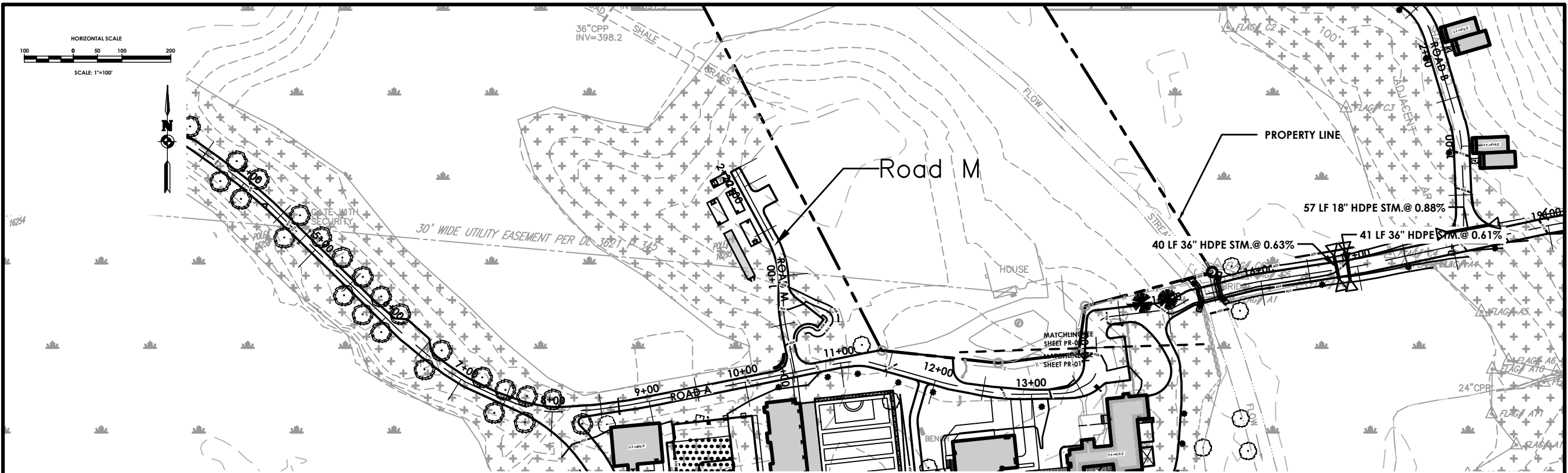
TOWN of MARLBOROUGH
LOCATION SKETCH
N.T.S.

MARLBOROUGH RESORT
ROADWAY PROFILE

Drawn By: MP Date: August 2024

PA PASSERO ASSOCIATES
engineering architecture
6 Front Street, 2nd Floor
Newburgh, NY 12550

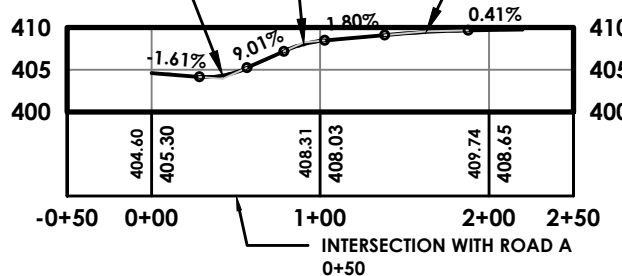
Client: Marlborough Resort LLC
100 Rind Rd West
Garden City, NY 11530, Suite 101
Project Number: 20233707.0001
Scale: 1"=100' Sheet No: PR-20



LOW POINT ELEV.=404.11'
LOW POINT STA.=0+32.47
PVI STA=0+42.28
PVI ELEV.=403.92
K=2.65
V.C.=28.19
BVCS: 0+28.19
BVCE: 404.15
EVCS: 0+56.37
EVCE: 405.19

HIGH POINT ELEV.=408.46'
HIGH POINT STA.=1+02.40
PVI STA=0+90.28
PVI ELEV.=408.24
K=3.36
V.C.=24.24
BVCS: 0+78.17
BVCE: 407.15
EVCS: 1+02.40
EVCE: 408.46

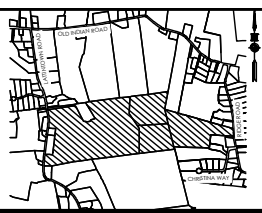
HIGH POINT ELEV.=409.65'
HIGH POINT STA.=1+87.60
PVI STA=1+62.80
PVI ELEV.=409.55
K=35.56
V.C.=49.60
BVCS: 1+38.00
BVCE: 409.10
EVCS: 1+87.60
EVCE: 409.65



ROAD-M PROFILE

SCALE: HORIZONTAL - 1" = 100'
VERTICAL - 1" = 20'

GENERAL NOTE: THIS PROFILE IS AN EXISTING ROAD RECONSTRUCTION AND CONTAINS UNDULATIONS. THE DESIGN INTENT IS TO MATCH EXISTING GRADE.



TOWN of MARLBOROUGH
LOCATION SKETCH

MARLBOROUGH RESORT
ROADWAY PROFILE

Drawn By: MP Date: August 2024

PA PASSERO ASSOCIATES
engineering architecture

6 Front Street, 2nd Floor
Newburgh, NY 12550

Client: Marlborough Resort LLC
100 Rind Rd West
Garden City, NY 11530, Suite 101

Project Number: 20233707.0001

Scale: 1"=100' Sheet No: PR-21

